

**Exhibit B**

**Lehmann Declaration**

**UNITED STATES BANKRUPTCY COURT  
SOUTHERN DISTRICT OF NEW YORK**

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:  
**In re** :

**ALL YEAR HOLDINGS LIMITED,** :

**Debtor.** :  
:  
-----X

**Chapter 11**

**Case No. 21-12051 (MG)**

**DECLARATION OF JOSEPH J. LEHMANN IN SUPPORT OF  
MOTION FOR ENTRY OF AN ORDER (I) DETERMINING  
ESCROWED FUNDS ARE DUE TO PARAGRAPH PARTNERS  
LLC AND BROOKLYN METRO HOLDINGS LLC  
AND (II) GRANTING RELATED RELIEF**

I, Joseph Lehmann, pursuant to section 1746 of title 28 of the United States Code, hereby declare that the following is true and correct to the best of my knowledge, information, and belief:

1. I am over the age of 18 and competent to testify. I submit this declaration (the “**Declaration**”) in support of the *Motion for Entry of an Order (I) Determining Escrowed Funds are due to Paragraph Partners LLC and Brooklyn Metro Holdings LLC and (II) Granting Related Relief* (the “**Motion**”).<sup>1</sup>

2. I am Director of Real Estate at Graph Capital Partners LLC, a position I have held since May 24, 2022. Graph Capital Partners LLC is an affiliate of Paragraph Partners LLC (“**Paragraph**”). I am knowledgeable and familiar with the business and financial affairs of Paragraph, Brooklyn Metro Partners Ltd. (“**Partners**”) and Brooklyn Metro Holdings LLC (“**Brooklyn Metro Holdings**”), into which All Year Holdings Limited (“**All Year**”) was merged on or about April 20, 2023, about which I am testifying in this Declaration.

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<sup>1</sup> Capitalized terms used but not otherwise defined herein have the meaning ascribed to them in the Motion.

3. Except as otherwise indicated, all facts set forth in this Declaration are based upon my personal knowledge, my review of relevant documents, information provided to me by other parties, including All Year, discussions and negotiations in which I have participated, information provided to me by members of the professional teams who advised on, and were involved in, the matters addressed herein, or my opinion based upon experience. If called upon to testify, I would testify competently to the facts set forth in this Declaration.

### **Background**

#### **A. General Background**

4. On the December 14, 2021, All Year commenced this case under chapter 11 of title 11 of the United States Code. All Year, Paragraph and, with respect to certain limited provisions, the Notes Trustee on behalf of the Noteholders, entered into that certain Investment Agreement, dated March 11, 2022 and amended on April 21, 2022, May 27, 2022, and December 9, 2022 (as amended, the “**Investment Agreement**”). The Investment Agreement provided a comprehensive restructuring of All Year and was and is the cornerstone of All Year’s now confirmed Plan.

5. The Investment Agreement and the Plan provided that the restructuring would be accomplished by the payment by Paragraph of a contribution (the “**Sponsor Contribution**”), the cancellation of the existing equity interests in All Year and the merger of All Year with a designee of Paragraph. The Investment Agreement required Paragraph to place \$4,500,000.00 into escrow as a deposit that would be credited against the Sponsor Contribution.<sup>2</sup>

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<sup>2</sup> Initially, the purchase price included cash and credit components. Subsequently, the cash component was amended, the credit component was eliminated, and an additional \$4,500,000.00 deposit was placed in escrow.

6. All Year subsequently determined that it would need additional financial resources to continue the administration of its Chapter 11 case as it progressed toward implementation of the Investment Agreement and the Plan. After discussions and negotiations, Paragraph agreed to allow All Year to draw upon the \$4,500,000.00 held in escrow as a debtor-in-possession loan on favorable terms without payment of any commitment or closing fees or the provision of any postpetition liens.

7. On May 27, 2022, the Court entered an order [ECF 120] authorizing All Year to use the escrowed funds pursuant to a budget attached to the order. According to the budget, which projected expenses through September 30, 2022, All Year began the budget period with approximately \$2,278,000.00 of cash, would not receive cash from its subsidiaries, would provide the subsidiaries approximately \$1,000,000.00 to support their operations and would pay approximately \$3,760,000.00 to its professionals.

8. All Year subsequently consumed the entire \$4,500,000.00 escrow.

**B. The Closing**

9. Paragraph designated Partners, as the entity with which All Year would merge.

10. Effective April 4, 2023, Partners and All Year, as reorganized pursuant to the Plan, merged. All Year was the surviving entity. Brooklyn Metro Holdings, a Delaware limited liability company that owned Partners, became the sole shareholder of All Year. Paragraph paid Wind Down Co the remaining balance of the Sponsor Contribution, less the escrowed amount at issue in the Motion and further described below, to be administered as provided in the Plan.

11. On or about April 20, 2023, the reorganized All Year merged into its sole shareholder, Brooklyn Metro Holdings, which is the surviving entity.

**C. The Dispute**

12. The Investment Agreement recited that All Year, which functioned as a holding company, owned, directly and indirectly, equity interests in certain entities through which All Year's Business (a defined term in the Investment Agreement) was conducted. The Investment Agreement refers to these entities as the **"Transferred Entities."** The entities listed in the schedules attached to this Declaration are Transferred Entities under the Investment Agreement.

13. Section 6.01 of the Investment Agreement, entitled "Conduct of Business Before the Closing," provided in part that All Year:

shall use commercially reasonable efforts to, and shall use commercially reasonable efforts to cause (solely to the extent under its control, including in light of not being the manager of certain Transferred Entities), the other Transferred Entities to, maintain the Assets in their current condition (in all material respects) and, preserve in all material respects the present business operations, organization and goodwill of the Business, and the present relationships with Persons having significant business relationships with the Business, and the parties to this Agreement shall cooperate with one another and shall take commercially reasonable steps to stabilize the Company's assets, work with mortgage lenders to lower debt service payments, resolve all open litigation, and pay all outstanding debts to facilitate securing a more stable cash flow, all consistent with recent past practice.

14. After Paragraph entered the Investment Agreement and before the closing, Paragraph became aware that the Transferred Entities had accrued substantial unpaid liabilities in the operation of their businesses, of which approximately \$3,731,043.50 is allocable to All Year on the basis of its ownership interests in the Transferred Entities, and that during such time certain Transferred Entities had made distributions to their equity owners rather than reduce their liabilities. On March 27, 2023, Paragraph sent All Year a letter demanding that All Year provide a credit against the Sponsor Contribution on account of these unpaid liabilities (the **"Paragraph**

**Letter,”** copy attached to the Motion as Exhibit C). All Year responded with a letter rejecting Paragraph’s demand (the “**All Year Letter,”** copy attached to the Motion as Exhibit D).

15. To enable the closing to proceed, Paragraph, All Year and Wind Down Co entered into an agreement with Madison Title Agency, LLC (“**Madison Title**”) pursuant to which Paragraph paid \$1,000,000.00 of the Sponsor Contribution to Madison Title to be held in escrow (the “**Escrow**”), and Paragraph and Wind Down Co would have until May 15, 2023 to commence a motion or proceeding in this Bankruptcy Court concerning the claims made in the Paragraph Letter or the All Year Letter. Paragraph paid the balance of the Sponsor Contribution to Wind Down Co and the closing proceeded.

16. Paragraph and Brooklyn Metro Holdings submit that All Year failed to comply with Section 6.01 of the Investment Agreement, resulting in damage to Paragraph and Brooklyn Metro Holdings, and that they are entitled to the funds held in the Escrow.

17. According to information provided by All Year, since May 23, 2022, the Transferred Entities listed in Schedule 1 have distributed \$512,000.00 to All Year. Based on ownership percentages, I assume an additional \$405,700.00 was distributed to All Year’s co-owners, bringing the total distributions to \$917,700.00 (the “**Distributions**”). See **Schedule 1** attached hereto.

18. Attached as **Schedule 2** is a group of schedules provided by All Year showing that the Transferred Entities listed in Schedule 2 have unpaid accrued liabilities totaling \$4,926,801.53, of which \$3,731,043.50 is allocable to All Year.

19. The Transferred Entities listed in Schedule 1 should not have made distributions as they had accrued, unpaid liabilities. Further, All Year should have used, or should have caused the Transferred Entities to use, the distributions it received to maintain the assets of

the Transferred Entities in the condition they were in as of the execution of the Investment Agreement and to preserve All Year's business operations, as required by the Investment Agreement. It appears, however, that the distributions were used for other purposes.

20. All Year's actions were not consistent with its past practices. It had a history of providing financial support to its subsidiaries. All Year's schedules of assets and liabilities list millions of dollars of notes receivable owed All Year by the Transferred Entities. Further, the budget attached to the Court's May 27, 2022 order [ECF 120] authorizing All Year to borrow the escrowed deposit shows that All Year anticipated that it would continue to provide financial support to its subsidiaries. The Investment Agreement required that All Year use the distributions to support the Transferred Entities. It appears that All Year did not do so.

21. Finally, it has now come to Paragraph's and Brooklyn Metro Holdings' attention that All Year failed to take reasonable actions to obtain extensions of the maturities of certain mortgage loans, including a multi-property mortgage loan owed to Signature Bank.

22. Signature Bank's mortgage loan secured by 648 Myrtle Avenue, 1361 Greene Avenue and 199 Weirfield Street matured on January 10, 2023. Apparently, All Year did not contact Signature Bank in advance of the maturity. Rather, as shown in the email correspondence attached hereto as **Exhibit 1**, Signature Bank reached out to All Year on March 9, 2023, with a request for information. All Year repeatedly promised but did not provide the requested information. The loan maturity has not been extended. As a result, Signature Bank is seeking substantial late charges, as reflected in the invoice attached hereto as **Exhibit 2**.

23. Section 6.01 of the Investment Agreement required All Year to take commercially reasonable steps to stabilize the Company's assets and work with mortgage lenders

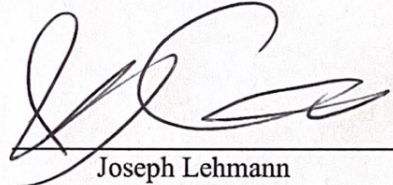
to lower debt service payments. Instead, All Year ignored Signature Bank's information request, and the debt service payments owed to it have increased.

24. In sum, as a result of All Year's above-described actions and inactions, the Transferred Entities are worth less than they would have been worth had All Year complied with the Investment Agreement.

25. The failures of All Year to comply with the pre-closing operating requirements of the Investment Agreement devalued the Transferred Entities by at least the \$1,000,000.00 amount being held in escrow by Madison Title. In my opinion, Paragraph and Brooklyn Metro Holdings are entitled to the funds being held in escrow.

I declare under penalty of perjury that, to the best of my knowledge and after reasonable inquiry, the foregoing is true and correct.

Dated: May 15, 2023  
Woodmere, New York



Joseph Lehmann



## **Schedule 1**

SCHEDULE 1

TRANSFERRED ENTITY	BUILDING	DISTRIB. DATE	ALL YEAR%	CO-OWNER %	AY DISTRIB.	CO-OWNER DISTRIB.	TOTAL DISTRIB./ENTITY
1044 Flushing Avenue LLC	1044 Flushing Ave.	1/26/2023	100.00%		\$2,000.00		\$2,000.00
233 Jefferson LLC	233 Jefferson St.	1/26/2023	100.00%		\$8,000.00		\$8,000.00
277 Classon LLC	277 Classon Ave.	1/26/2023	100.00%		\$20,000.00		\$20,000.00
307 Devoe LLC	307 Devoe St.	1/26/2023	100.00%		\$6,000.00		\$6,000.00
378 Lewis LLC	378 Lewis Ave.	1/26/2023	100.00%		\$2,000.00		\$2,000.00
65 Kent Avenue LLC	65 Kent Ave.	1/26/2023	100.00%		\$15,000.00		\$15,000.00
90 Wilson LLC	90 Wilson Ave.	1/26/2023	100.00%		\$12,000.00		\$12,000.00
Grove Palace LLC	150 Grove St.	1/26/2023	100.00%		\$10,000.00		\$10,000.00
The Henrica Group LLC	135 Rogers Ave.	1/26/2023	100.00%		\$14,000.00		\$14,000.00
WWW 888 Realty Inc.	1397 Greene Ave.	1/26/2023	100.00%		\$10,000.00		\$10,000.00
101 Quincy LLC	101 Quincy St.	12/30/2022	50.00%	50.00%	\$7,500.00	\$7,500.00	\$32,000.00
		1/26/2023	50.00%	50.00%	\$8,500.00	\$8,500.00	
125 Leonard LLC	125 Leonard St.	12/30/2022	50.00%	50.00%	\$20,000.00	\$20,000.00	\$62,000.00
		1/26/2023	50.00%	50.00%	\$11,000.00	\$11,000.00	
132 Havemeyer St. LLC	132 Havemeyer St.	8/1/2022	50.00%	50.00%	\$69,000.00	\$69,000.00	\$298,000.00
		8/22/2022	50.00%	50.00%	\$6,500.00	\$6,500.00	
		10/18/2022	50.00%	50.00%	\$6,500.00	\$6,500.00	
		12/30/2022	50.00%	50.00%	\$48,000.00	\$48,000.00	
		2/8/2023	50.00%	50.00%	\$19,000.00	\$19,000.00	
133-135 Leonard LLC	133 Leonard St.	12/30/2022	50.00%	50.00%	\$25,000.00	\$25,000.00	\$50,000.00
136 Kingsland LLC	136 Kingsland Ave.	1/26/2023	50.00%	50.00%	\$1,000.00	\$1,000.00	\$2,000.00
161 Mersevole LLC	161 Mersevole St.	2/8/2023	50.00%	50.00%	\$2,000.00	\$2,000.00	\$4,000.00
226 Troutman LLC	226 Troutman St.	1/26/2023	50.00%	50.00%	\$2,500.00	\$2,500.00	\$5,000.00
236 Meserole LLC	236 Meserole St.	12/30/2022	50.00%	50.00%	\$25,000.00	\$25,000.00	\$63,000.00
		1/26/2023	50.00%	50.00%	\$6,500.00	\$6,500.00	
274 Jefferson LLC	274 Jefferson St.	8/1/2022	50.00%	50.00%	\$8,750.00	\$8,750.00	\$17,500.00
654 Park Place LLC	654 Park Place	8/1/2022	50.00%	50.00%	\$26,750.00	\$26,750.00	\$77,500.00
		12/30/2022	50.00%	50.00%	\$7,500.00	\$7,500.00	
		2/8/2023	50.00%	50.00%	\$4,500.00	\$4,500.00	
690 Prospect Pl LLC	690 Prospect Place	12/30/2022	50.00%	50.00%	\$18,000.00	\$18,000.00	\$54,000.00
		1/26/2023	50.00%	50.00%	\$9,000.00	\$9,000.00	
79 South 6th Street LLC	79 South 6th St.	5/23/2022	50.00%	50.00%	\$7,800.00	\$7,800.00	\$69,200.00
		5/23/2022	50.00%	50.00%	\$2,300.00	\$2,300.00	
		8/23/2022	50.00%	50.00%	\$11,500.00	\$11,500.00	
		12/14/2022	50.00%	50.00%	\$8,000.00	\$8,000.00	
		1/26/2023	50.00%	50.00%	\$5,000.00	\$5,000.00	
Harman Towers LLC	167 Harmon St.	2/8/2023	50.00%	50.00%	\$24,000.00	\$24,000.00	\$48,000.00
Dodworth Enterprise LLC	22 Dodworth St.	8/1/2022	60.00%	40.00%	\$16,500.00	\$11,000.00	\$36,500.00
		2/8/2023	60.00%	40.00%	\$5,400.00	\$3,600.00	
TOTALS					\$512,000.00	\$405,700.00	\$917,700.00

## **Schedule 2**

Total AP(2)	Total Violations(3)	Total Mechanic's Liens(4)	Total Security Deposits	Potential AG Settlement(5)	EIDL Loans(6)	Open Water	Open Taxes*	Total Amounts Owed
<u>\$ 444,198.53</u>	<u>\$482,875.71</u>	<u>\$ 612,754.01</u>	<u>\$ 795,115.52</u>	<u>\$ 450,659.08</u>	<u>\$ 1,054,600.00</u>	<u>\$ 98,702.77</u>	<u>\$ 987,895.91</u>	<u>\$ 4,926,801.53</u>

Total AP - AYH Share (2)	Total Violations - AYH Share(3)	Total Mechanic's Liens - AHY Share(4)	Total Security Deposits - AHY Share	Potential AG Settlement - AHY Share(5)	EIDL Loans - AHY Share(6)	Open Water - AHY Share	Open Taxes - AHY Share*	Total Amounts - AHY Share
<u>\$ 286,079.18</u>	<u>\$307,364.86</u>	<u>\$ 444,986.41</u>	<u>\$ 586,568.67</u>	<u>\$ 450,659.08</u>	<u>\$ 1,054,600.00</u>	<u>\$ 81,393.70</u>	<u>\$ 519,391.62</u>	<u>\$ 3,731,043.50</u>

\*Does not include interest accruing on payment plans.

Address	Property Owner	AYH Ownership	Open Payables	AYH Share
101 Quincy Street	101 Quincy LLC	50.00%	\$ -	\$ -
1012 Willoughby Avenue	1012 Willoughby Avenue LLC	50.00%	\$ 1,512.67	\$ 756.34
1044 Flushing Avenue	1044 Flushing Avenue LLC	100.00%	\$ 150.00	\$ 150.00
1055 Dean Street	1055 Dean LLC	100.00%	\$ 555.08	\$ 555.08
1058 Bergen Street	1058 Bergen Street LLC	50.00%	\$ 2,179.00	\$ 1,089.50
1088 Bedford Avenue	1088 Bedford Ave LLC	50.00%	\$ 377.42	\$ 188.71
1136 Willoughby Avenue	1136 Willoughby LLC	100.00%	\$ 1,425.00	\$ 1,425.00
1159 Dean Street	1159 Dean LLC	50.00%	\$ 3,437.37	\$ 1,718.69
1221 Atlantic - 52 Herkimer Place	1221 Atlantic Avenue LLC	100.00%	\$ 2,459.31	\$ 2,459.31
125 & 133 Leonard Street	125 Leonard LLC & 133-135 Leonard LLC	50.00%	\$ 13.00	\$ 6.50
132 Havemeyer Street	132 Havemeyer St LLC	50.00%	\$ 500.00	\$ 250.00
132A Stanhope Street	132A Stanhope LLC	17.00%	\$ 50.00	\$ 8.50
1358 Dekalb Avenue	1358 Dekalb LLC	50.00%	\$ 300.00	\$ 150.00
136 Kingsland Avenue	136 Kingsland LLC	50.00%	\$ 1,587.86	\$ 793.93
1361 Greene Avenue	1361 Greene LLC	50.00%	\$ 351.02	\$ 175.51
1418 Putnam Avenue	1418 Putnam Avenue LLC	100.00%	\$ -	\$ -
1420 Putnam Avenue	1420 Putnam Avenue LLC	100.00%	\$ 275.00	\$ 275.00
143 North 8 Street	143 N8 C3 Realty Investors LLC	100.00%	\$ -	\$ -
145 Driggs Avenue	145 Driggs LLC	50.00%	\$ 10,402.27	\$ 5,201.14
161 Meserole Street	161 Meserole LLC	50.00%	\$ -	\$ -
161 Troutman Street	161 Troutman LLC	50.00%	\$ 816.69	\$ 408.35
163 Troutman Street	163 Troutman Realty LLC	100.00%	\$ 463.00	\$ 463.00
165 Central Avenue	165 Central Avenue Realty LLC	50.00%	\$ 450.00	\$ 225.00
166 Harman Street	166 Harman Realty LLC	100.00%	\$ -	\$ -
170 Knickerbocker Avenue	170 Knickerbocker LLC	50.00%	\$ 51,861.85	\$ 25,930.93
189 Menahan Street	189 Menahan LLC	66.60%	\$ 1,500.00	\$ 999.00
192 Jefferson Street	192 BSD Realty LLC	50.00%	\$ 233.75	\$ 116.88

198 Scholes Street	198 Scholes LLC	65.00%	\$ -	\$ -
199 Weirfield Street	199 Weirfield LLC	50.00%	\$ 2,328.41	\$ 1,164.21
212 & 214 Grand Street	212-214 Grand LLC	50.00%	\$ 32,129.60	\$ 16,064.80
215 Himrod Street	215 Himrod LLC	50.00%	\$ 5,550.00	\$ 2,775.00
222 Stanhope Street	222 Stanhope II LLC	50.00%	\$ 2,925.00	\$ 1,462.50
226 Troutman Street	226 Troutman LLC	50.00%	\$ 62.08	\$ 31.04
231 Jefferson Street	231 Jefferson LLC	100.00%	\$ 307.64	\$ 307.64
233 Jefferson Street	233 Jefferson LLC	100.00%	\$ 157.30	\$ 157.30
236 Meserole Street	236 Meserole LLC	50.00%	\$ 395.48	\$ 197.74
238 Troutman Street	238 Troutman LLC	75.00%	\$ 372.23	\$ 279.17
239 Troutman Street	239 Troutman LLC	50.00%	\$ 721.42	\$ 360.71
242 Troutman Street	242 Troutman LLC	75.00%	\$ 584.10	\$ 438.08
247 Troutman Street	247 Troutman LLC	50.00%	\$ 362.98	\$ 181.49
252 Grand Street	252 Grand LLC	50.00%	\$ 33,139.66	\$ 16,569.83
254 Palmetto Street	254 Palmetto Street LLC	100.00%	\$ -	\$ -
259 Evergreen Avenue	259 Evergreen Realty LLC	100.00%	\$ 929.00	\$ 929.00
268 Metropolitan Avenue	268 Metropolitan Ave LLC	50.00%	\$ 15,498.08	\$ 7,749.04
271 Metropolitan Avenue	271 Metropolitan LLC	57.50%	\$ 1,949.64	\$ 1,121.04
273 Driggs Avenue	273 Driggs LLC	50.00%	\$ 4,000.00	\$ 2,000.00
273 Skillman Street	273 Skillman St LLC	100.00%	\$ 321.32	\$ 321.32
274 Jefferson Street	274 Jefferson LLC	50.00%	\$ 680.73	\$ 340.37
277 Classon Avenue	277 Classon LLC	100.00%	\$ 1,909.40	\$ 1,909.40
28 Wilson Avenue	28 Wilson LLC	50.00%	\$ 8,804.70	\$ 4,402.35
283 Nostrand Avenue	283 Nostrand Ave Realty LLC	50.00%	\$ 404.59	\$ 202.30
30 Driggs Avenue	30 Driggs LLC	50.00%	\$ -	\$ -
300 Troutman Street	300 Troutman LLC	90.00%	\$ 876.32	\$ 788.69
305 Grand Street	305 Grand LLC	50.00%	\$ 26,862.94	\$ 13,431.47
307 Devoe Street	307 Devoe LLC	100.00%	\$ -	\$ -
311 Melrose Street	311 Melrose LLC	100.00%	\$ 650.00	\$ 650.00
335-337 St. Nicholas Avenue	335 St. Nicholas LLC	100.00%	\$ 1,184.78	\$ 1,184.78
360 Decatur Street	360 Decatur LLC	66.67%	\$ 31,688.86	\$ 21,125.89

3609 15th Avenue	3609 15th Avenue LLC	100.00%	\$ -	\$ -
3611 15th Avenue	3611 15th Avenue LLC	50.00%	\$ -	\$ -
378 Lewis Avenue	378 Lewis LLC	100.00%	\$ 55,512.12	\$ 55,512.12
392 St Marks Avenue	392 St Marks LLC	50.00%	\$ 525.00	\$ 262.50
401 Suydam Street	401 Suydam LLC	50.00%	\$ 3,989.52	\$ 1,994.76
461 Park Place	461 Park Place LLC	75.00%	\$ 1,959.93	\$ 1,469.95
469 Park Place	469 Park Place LLC	75.00%	\$ 947.13	\$ 710.35
473 Park Place	473 Park Place LLC	50.00%	\$ 588.87	\$ 294.44
48 Wilson Avenue	48 Wilson LLC	50.00%	\$ 8,781.89	\$ 4,390.95
506 Dekalb Avenue	506 Dekalb LLC	100.00%	\$ 350.00	\$ 350.00
533 Knickerbocker Avenue	533 Knickerbocker LLC	75.00%	\$ 35,108.42	\$ 26,331.32
54 Lewis Avenue	54 Lewis LLC	100.00%	\$ 1,020.63	\$ 1,020.63
57-59 Grand Street	57-59 Grand St LLC	50.00%	\$ 6,773.51	\$ 3,386.76
574 Broadway	574 Broadway LLC	50.00%	\$ 350.00	\$ 175.00
591 Franklin Avenue	591 Franklin LLC	100.00%	\$ 2,096.68	\$ 2,096.68
648 Myrtle Avenue	648 Myrtle Ave LLC	100.00%	\$ 7,697.94	\$ 7,697.94
65 Kent Avenue	65 Kent Avenue LLC	100.00%	\$ 700.00	\$ 700.00
654 Park Place	654 Park Place LLC	50.00%	\$ 1,512.36	\$ 756.18
679 - 681 Classon Avenue	679 - 681 Classon Avenue LLC	50.00%	\$ 4,035.00	\$ 2,017.50
69 Stockholm Street	69 Stockholm Street LLC	50.00%	\$ 4,629.00	\$ 2,314.50
1426 Bedford Avenue-690 prospect	690 Prospect Place LLC	50.00%	\$ 300.00	\$ 150.00
694 Franklin Avenue	694 Franklin Avenue LLC	50.00%	\$ 123.88	\$ 61.94
697 Prospect Place	697 Prospect Place LLC	100.00%	\$ 18.75	\$ 18.75
71 Wilson Avenue	71 Wilson LLC	50.00%	\$ 405.24	\$ 202.62
716 Jefferson Avenue	716 Jefferson Ave LLC	50.00%	\$ 1,135.00	\$ 567.50
778 Lincoln Place	778 Lincoln Place LLC	50.00%	\$ 7,833.24	\$ 3,916.62
381 Metropolitan Avenue	78 Havemeyer LLC	50.00%	\$ 2,266.55	\$ 1,133.28
79 South 6 Street	79 South 6th Street LLC	50.00%	\$ 210.94	\$ 105.47
82 Jefferson Street	82 Jefferson LLC	50.00%	\$ 401.63	\$ 200.82

871 Grand Street	871 Grand LLC	50.00%	\$ 900.00	\$ 450.00
89 North 4th Street	89 North LLC	100.00%	\$ 9,557.37	\$ 9,557.37
90 Wilson Avenue	90 Wilson LLC	100.00%	\$ 1,419.80	\$ 1,419.80
916 Madison Street	916 Madison St LLC	50.00%	\$ 3,895.48	\$ 1,947.74
600 Park Place	A&M Park Enterprises LLC	50.00%	\$ 944.43	\$ 472.22
1323 Bedford Avenue	Bedford Living, LLC	50.00%	\$ 658.00	\$ 329.00
22 Dodworth Street	Dodworth Enterprise LLC	60.00%	\$ 285.00	\$ 171.00
150 Grove Street	Grove Palace LLC	100.00%	\$ 267.67	\$ 267.67
11 Gunther Place	Gunther Apartment Corp	100.00%	\$ 376.80	\$ 376.80
167 Harman Street	Harman Towers LLC	50.00%	\$ 300.00	\$ 150.00
160 Havemeyer Street	Hudson View Realty LLC	50.00%	\$ 12,281.09	\$ 6,140.55
527 Knickerbocker Avenue	Knickerbocker St Holdings LLC	75.00%	\$ 1,170.84	\$ 878.13
419 Classon Avenue	Lavan Equities LLC	50.00%	\$ 324.27	\$ 162.14
135 Rogers Avenue	The Henrica Group LLC	100.00%	\$ -	\$ -
191 Troutman Street	The Troutman Residence LLC	100.00%	\$ 3,663.00	\$ 3,663.00
497 Prospect Place	West Tremont Housing LLC	100.00%	\$ 1,500.00	\$ 1,500.00
1397 Greene Avenue	WWW 888 Realty Inc.	100.00%	\$ -	\$ -
892 Myrtle Avenue	Y & M Managment LLC	75.00%	\$ 1,685.00	\$ 1,263.75
<b>TOTAL</b>			\$ 444,198.53	\$ 286,079.18



Address	BVI Share	Open Violations (including ECB's)	Open Non-Mechanic Monetary Liens	Total	Owed by BVI
101 Quincy Street	50%	\$ 338.17	\$ -	\$ 338.17	\$ 169.09
1012 Willoughby Avenue	50%	1651.27	\$ -	\$ 1,651.27	\$ 825.64
1055 Dean Street	100%			\$ -	\$ -
1058 Bergen Street	50%	\$ 2,320.00	\$ -	\$ 2,320.00	\$ 1,160.00
1088 Bedford Avenue	50%	\$ 385.96	\$ -	\$ 385.96	\$ 192.98
11 Gunther Place	100%	\$ 106.76	\$ -	\$ 106.76	\$ 106.76
1136 Willoughby Avenue	100%	\$ 2,535.16		\$ 2,535.16	\$ 2,535.16
1159 Dean Street	50%	\$ 1,596.65	\$ -	\$ 1,596.65	\$ 798.33
1221 Atlantic - 52 Herkimer Place	100%	\$ 2,631.31		\$ 2,631.31	\$ 2,631.31
125 & 133 Leonard Street	50%	\$ 102.24	\$ -	\$ 102.24	\$ 51.12
125 & 133 Leonard Street	50%	\$ 102.27	\$ -	\$ 102.27	\$ 51.14
132 Havemeyer Street	50%	\$ 2,888.88		\$ 2,888.88	\$ 1,444.44
1323 Bedford Avenue	50%			\$ -	\$ -
135 Rogers Avenue	100%			\$ -	\$ -
1358 Dekalb Avenue	50%			\$ -	\$ -
143 North 8 Street	100%	\$ 390.62		\$ 390.62	\$ 390.62
145 Driggs Avenue	50%	\$ 1,303.51	\$ -	\$ 1,303.51	\$ 651.76
150 Grove Street	100%	\$ 107.03	\$ -	\$ 107.03	\$ 107.03
160 Havemeyer Street	50%	\$ 8,887.95	\$ -	\$ 8,887.95	\$ 4,443.98
161 Meserole Street	50%	\$ 107.79	\$ -	\$ 107.79	\$ 53.90
161 Troutman Street	50%	\$ 53.18	\$ -	\$ 53.18	\$ 26.59
163 Troutman Street	100%	\$ 51.26	\$ -	\$ 51.26	\$ 51.26
170 Knickerbocker Avenue	50%	\$ 64,260.14	\$ -	\$ 64,260.14	\$ 32,130.07
191 Troutman Street	100%	\$ 4,867.59	\$ -	\$ 4,867.59	\$ 4,867.59
198 Scholes Street	65%	\$ 1,040.87		\$ 1,040.87	\$ 676.57
199 Weirfield Street	50%	\$ 4,311.97	\$ -	\$ 4,311.97	\$ 2,155.99
212 & 214 Grand Street	50%	\$ 32,787.90		\$ 32,787.90	\$ 16,393.95
231 Jefferson Street	100%	\$ 107.82	\$ -	\$ 107.82	\$ 107.82
233 Jefferson Street	100%	\$ 193.09	\$ -	\$ 193.09	\$ 193.09
236 Meserole Street	50%	\$ 90.78	\$ -	\$ 90.78	\$ 45.39

239 Troutman Street	50%	\$ 52.77	\$ 37,396.89	\$ 37,449.66	\$ 18,724.83
242 Troutman Street	75%	\$ 140.74	\$ -	\$ 140.74	\$ 105.56
247 Troutman Street	50%	\$ 107.05	\$ -	\$ 107.05	\$ 53.53
271 Metropolitan Avenue	58%	\$ 1,363.38	\$ -	\$ 1,363.38	\$ 783.94
273 Driggs Avenue	50%	\$ 36.52	\$ -	\$ 36.52	\$ 18.26
273 Skillman Street	100%	\$ 2,665.09	\$ -	\$ 2,665.09	\$ 2,665.09
277 Classon Avenue	100%	\$ 1,075.38	\$ -	\$ 1,075.38	\$ 1,075.38
28 Wilson Avenue	50%	\$ 5,053.47	\$ -	\$ 5,053.47	\$ 2,526.74
283 Nostrand Avenue	50%	\$ 160.04	\$ -	\$ 160.04	\$ 80.02
300 Troutman Street	90%	\$ 3,626.48	\$ -	\$ 3,626.48	\$ 3,263.83
305 Grand Street	50%	\$ 23,192.87	\$ -	\$ 23,192.87	\$ 11,596.44
335-337 St. Nicholas Avenue	100%	\$ 620.00	\$ -	\$ 620.00	\$ 620.00
360 Decatur Street	67%	\$ 17,943.64	\$ -	\$ 17,943.64	\$ 11,962.41
378 Lewis Avenue	100%	\$ 64,232.38	\$ -	\$ 64,232.38	\$ 64,232.38
381 Metropolitan Avenue	50%	\$ 2,121.24	\$ -	\$ 2,121.24	\$ 1,060.62
392 St Marks Avenue	50%		\$ 37,519.68	\$ 37,519.68	\$ 18,759.84
401 Suydam Street	50%	\$ 2,758.71	\$ -	\$ 2,758.71	\$ 1,379.36
419 Classon Avenue	50%	\$ 350.60		\$ 350.60	\$ 175.30
461 Park Place	75%	\$ 1,924.33	\$ -	\$ 1,924.33	\$ 1,443.25
469 Park Place	75%	\$ 443.86	\$ -	\$ 443.86	\$ 332.90
469 Park Place	75%	\$ 105.96	\$ 19,289.78	\$ 19,395.74	\$ 14,546.81
48 Wilson Avenue	50%	\$ 728.23		\$ 728.23	\$ 364.12
497 Prospect Place	100%			\$ -	\$ -
527 & 533 Knickerbocker Avenue	75%	\$ 2,231.00	\$ -	\$ 2,231.00	\$ 1,673.25
54 Lewis Avenue	100%	\$ 992.06	\$ -	\$ 992.06	\$ 992.06
57-59 Grand Street	50%	\$ 8,179.53	\$ -	\$ 8,179.53	\$ 4,089.77
574 Broadway	50%	\$ 669.54	\$ -	\$ 669.54	\$ 334.77
591 Franklin Avenue	100%			\$ -	\$ -
600 Park Place	50%	\$ 132.93	\$ -	\$ 132.93	\$ 66.47
648 Myrtle Avenue	100%	\$ -	\$ -	\$ -	\$ -
65 Kent Avenue	100%	\$ -	\$ -	\$ -	\$ -
679 - 681 Classon Avenue	50%	\$ 5,748.42	\$ -	\$ 5,748.42	\$ 2,874.21

69 Stockholm Street	50%	\$ 115.31	\$ -	\$ 115.31	\$ 57.66
694 Franklin Avenue	50%	\$ 107.79	\$ -	\$ 107.79	\$ 53.90
71 Wilson Avenue	50%	\$ 440.20	\$ -	\$ 440.20	\$ 220.10
716 Jefferson Avenue	50%	\$ 2,080.93		\$ 2,080.93	\$ 1,040.47
778 Lincoln Place	50%	\$ 4,730.38	\$ -	\$ 4,730.38	\$ 2,365.19
79 South 6 Street	50%	\$ 220.00	\$ -	\$ 220.00	\$ 110.00
82 Jefferson Street	50%	\$ 52.38	\$ -	\$ 52.38	\$ 26.19
89 North 4th Street	100%	\$ 3,035.08	\$ -	\$ 3,035.08	\$ 3,035.08
892 Myrtle Avenue	75%	\$ 1,052.57	\$ -	\$ 1,052.57	\$ 789.43
90 Wilson Avenue	100%	\$ -	\$ -	\$ -	\$ -
916 Madison Street	50%	\$ 825.18	\$ -	\$ 825.18	\$ 412.59
				<b>TOTAL:</b>	<b>\$ 386,742.56</b>
				Missing 9 reports	\$419,891.92
				<b>15% Interest</b>	<b>\$482,875.71</b>
					<b>\$307,364.86</b>

Schedule D (Mechanic's Liens)

Address	Property Owner	AYH Ownership	Total Face Amount of Mechanic's Liens	AYH Share	Number of Liens
101 Quincy Street	101 Quincy LLC	50.00%	\$ -	\$ -	0
1012 Willoughby Avenue	1012 Willoughby Avenue LLC	50.00%	\$ -	\$ -	0
1044 Flushing Avenue	1044 Flushing Avenue LLC	100.00%	\$ -	\$ -	0
1055 Dean Street	1055 Dean LLC	100.00%	\$ -	\$ -	0
1058 Bergen Street	1058 Bergen Street LLC	50.00%	\$ -	\$ -	0
1088 Bedford Avenue	1088 Bedford Ave LLC	50.00%	\$ -	\$ -	0
11 Gunther Place	Gunther Apartment Corp	100.00%	\$ -	\$ -	0
1136 Willoughby Avenue	1136 Willoughby LLC	100.00%	\$ -	\$ -	0
1159 Dean Street	1159 Dean LLC	50.00%	\$ -	\$ -	0
1221 Atlantic - 52 Herkimer Place	1221 Atlantic Avenue LLC	100.00%	\$ -	\$ -	0
125 & 133 Leonard Street	125 Leonard LLC & 133-135 Leonard LLC	50.00%	\$ -	\$ -	0
132 Havemeyer Street	132 Havemeyer St LLC	50.00%	\$ -	\$ -	0
1323 Bedford Avenue	Bedford Living, LLC	50.00%	\$ -	\$ -	0
132A Stanhope Street	132A Stanhope LLC	17.00%	\$ -	\$ -	0
135 Rogers Avenue	The Henrica Group LLC	100.00%	\$ -	\$ -	0
1358 Dekalb Avenue	1358 Dekalb LLC	50.00%	\$ -	\$ -	0
136 Kingsland Avenue	136 Kingsland LLC	50.00%	\$ -	\$ -	0
1361 Greene Avenue	1361 Greene LLC	50.00%	\$ -	\$ -	0
1397 Greene Avenue	WWW 888 Realty Inc.	100.00%	\$ -	\$ -	0
1418 Putnam Avenue	1418 Putnam Avenue LLC	100.00%	\$ -	\$ -	0
1420 Putnam Avenue	1420 Putnam Avenue LLC	100.00%	\$ -	\$ -	0
1426 Bedford Avenue-690 prospect	690 Prospect Place LLC	50.00%	\$ -	\$ -	0
143 North 8 Street	143 N8 C3 Realty Investors LLC	100.00%	\$ -	\$ -	0
145 Driggs Avenue	145 Driggs LLC	50.00%	\$ -	\$ -	0
150 Grove Street	Grove Palace LLC	100.00%	\$ -	\$ -	0
160 Havemeyer Street	Hudson View Realty LLC	50.00%	\$ -	\$ -	0
161 Meserole Street	161 Meserole LLC	50.00%	\$ -	\$ -	0
161 Troutman Street	161 Troutman LLC	50.00%	\$ -	\$ -	0
163 Troutman Street	163 Troutman Realty LLC	100.00%	\$ -	\$ -	0

Schedule D (Mechanics Lien)

165 Central Avenue	165 Central Avenue Realty LLC	50.00%	\$ -	\$ -	0
166 Harman Street	166 Harman Realty LLC	100.00%	\$ -	\$ -	0
167 Harman Street	Harman Towers LLC	50.00%	\$ -	\$ -	0
170 Knickerbocker Avenue	170 Knickerbocker LLC	50.00%	\$ -	\$ -	0
189 Menahan Street	189 Menahan LLC	66.60%	\$ -	\$ -	0
191 Troutman Street	The Troutman Residence LLC	100.00%	\$ -	\$ -	0
192 Jefferson Street	192 BSD Realty LLC	50.00%	\$ -	\$ -	0
194 Ralph Avenue	Ralph & Ralph Properties LLC	50.00%	\$ -	\$ -	0
198 Scholes Street	198 Scholes LLC	65.00%	\$ -	\$ -	0
199 Weirfield Street	199 Weirfield LLC	50.00%	\$ -	\$ -	0
212 & 214 Grand Street	212-214 Grand LLC	50.00%	\$ -	\$ -	0
215 Himrod Street	215 Himrod LLC	50.00%	\$ -	\$ -	0
22 Dodworth Street	Dodworth Enterprise LLC	60.00%	\$ -	\$ -	0
222 Stanhope Street	222 Stanhope II LLC	50.00%	\$ -	\$ -	0
226 Troutman Street	226 Troutman LLC	50.00%	\$ -	\$ -	0
231 Jefferson Street	231 Jefferson LLC	100.00%	\$ -	\$ -	0
233 Jefferson Street	233 Jefferson LLC	100.00%	\$ -	\$ -	0
236 Meserole Street	236 Meserole LLC	50.00%	\$ -	\$ -	0
238 Troutman Street	238 Troutman LLC	75.00%	\$ -	\$ -	0
239 Troutman Street	239 Troutman LLC	50.00%	\$ -	\$ -	0
242 Troutman Street	242 Troutman LLC	75.00%	\$ -	\$ -	0
247 Troutman Street	247 Troutman LLC	50.00%	\$ -	\$ -	0
252 Grand Street	252 Grand LLC	50.00%	\$ -	\$ -	0
254 Palmetto Street	254 Palmetto Street LLC	100.00%	\$ -	\$ -	0
259 Evergreen Avenue	259 Evergreen Realty LLC	100.00%	\$ -	\$ -	0
268 Metropolitan Avenue	268 Metropolitan Ave LLC	50.00%	\$ 278,390.21	\$ 139,195.11	3
271 Metropolitan Avenue	271 Metropolitan LLC	57.50%	\$ 10,400.00	\$ 5,980.00	1
273 Driggs Avenue	273 Driggs LLC	50.00%	\$ -	\$ -	0
273 Skillman Street	273 Skillman St LLC	100.00%	\$ -	\$ -	0
274 Jefferson Street	274 Jefferson LLC	50.00%	\$ -	\$ -	0
277 Classon Avenue	277 Classon LLC	100.00%	\$ -	\$ -	0
28 Wilson Avenue	28 Wilson LLC	50.00%	\$ -	\$ -	0

Schedule D (Mechanics Lien)

283 Nostrand Avenue	283 Nostrand Ave Realty LLC	50.00%	\$ -	\$ -	0
30 Driggs Avenue	30 Driggs LLC	50.00%	\$ -	\$ -	0
300 Troutman Street	300 Troutman LLC	90.00%	\$ -	\$ -	0
305 Grand Street	305 Grand LLC	50.00%	\$ -	\$ -	0
307 Devoe Street	307 Devoe LLC	100.00%	\$ -	\$ -	0
311 Melrose Street	311 Melrose LLC	100.00%	\$ -	\$ -	0
335-337 St. Nicholas Avenue	335 St. Nicholas LLC	100.00%	\$ -	\$ -	0
360 Decatur Street	360 Decatur LLC	66.67%	\$ -	\$ -	0
3609 15th Avenue	3609 15th Avenue LLC	100.00%	\$ -	\$ -	0
3611 15th Avenue	3611 15th Avenue LLC	50.00%	\$ -	\$ -	0
378 Lewis Avenue	3611 15th Avenue LLC	100.00%	\$ -	\$ -	0
381 Metropolitan Avenue	78 Havemeyer LLC	50.00%	\$ -	\$ -	0
392 St Marks Avenue	392 St Marks LLC	50.00%	\$ -	\$ -	0
401 Suydam Street	401 Suydam LLC	50.00%	\$ -	\$ -	0
419 Classon Avenue	Lavan Equities LLC	50.00%	\$ -	\$ -	0
461 Park Place	461 Park Place LLC	75.00%	\$ -	\$ -	0
469 Park Place	469 Park Place LLC	75.00%	\$ -	\$ -	0
473 Park Place	473 Park Place LLC	50.00%	\$ -	\$ -	0
48 Wilson Avenue	48 Wilson LLC	50.00%	\$ -	\$ -	0
497 Prospect Place	West Tremont Housing LLC	100.00%	\$ -	\$ -	0
506 Dekalb Avenue	506 Dekalb LLC	100.00%	\$ -	\$ -	0
527 Knickerbocker Avenue	Knickerbocker St Holdings LLC	75.00%	\$ -	\$ -	0
533 Knickerbocker Avenue	533 Knickerbocker LLC	75.00%	\$ -	\$ -	0
54 Lewis Avenue	54 Lewis LLC	100.00%	\$ -	\$ -	0
57-59 Grand Street	57-59 Grand St LLC	50.00%	\$ 48,305.00	\$ 24,152.50	2
574 Broadway	574 Broadway LLC	50.00%	\$ -	\$ -	0
591 Franklin Avenue	591 Franklin LLC	100.00%	\$ -	\$ -	0
600 Park Place	A&M Park Enterprises LLC	50.00%	\$ -	\$ -	0
648 Myrtle Avenue	648 Myrtle Ave LLC	100.00%	\$ -	\$ -	0
65 Kent Avenue	65 Kent Avenue LLC	100.00%	\$ -	\$ -	0
654 Park Place	654 Park Place LLC	50.00%	\$ -	\$ -	0
679 - 681 Classon Avenue	679 - 681 Classon Avenue LLC	50.00%	\$ -	\$ -	0

Schedule D (Mechanics Lien)

69 Stockholm Street	69 Stockholm Street LLC	50.00%	\$ -	\$ -	0
694 Franklin Avenue	694 Franklin Avenue LLC	50.00%	\$ -	\$ -	0
697 Prospect Place	697 Prospect Place LLC	100.00%	\$ -	\$ -	0
71 Wilson Avenue	71 Wilson LLC	50.00%	\$ -	\$ -	0
716 Jefferson Avenue	716 Jefferson Ave LLC	50.00%	\$ -	\$ -	0
778 Lincoln Place	778 Lincoln Place LLC	50.00%	\$ -	\$ -	0
79 South 6 Street	79 South 6th Street LLC	50.00%	\$ -	\$ -	0
82 Jefferson Street	82 Jefferson LLC	50.00%	\$ -	\$ -	0
871 Grand Street	871 Grand LLC	50.00%	\$ -	\$ -	0
89 North 4th Street	89 North LLC	100.00%	\$ 275,658.80	\$ 275,658.80	6
892 Myrtle Avenue	Y & M Managment LLC	75.00%	\$ -	\$ -	0
90 Wilson Avenue	90 Wilson LLC	100.00%	\$ -	\$ -	0
916 Madison Street	916 Madison St LLC	50.00%	\$ -	\$ -	0
<b>TOTAL</b>			<b>\$ 612,754.01</b>	<b>\$ 444,986.41</b>	<b>12</b>

Property	Account Balance	Past Residential	Current Residential	Current Commercial	Security Needed	Shortfall/Balance	Shortfall	Shortfall Owed by BVI
283 Nostrand Ave Realty LLC	\$10,705.00	\$7,169.00	\$10,705.00	\$0.00	\$ 17,874.00	\$ (7,169.00)	\$ (7,169.00)	\$ (3,584.50)
90 Wilson LLC	\$4,803.65	\$4,797.34	\$4,200.00	\$0.00	\$ 8,997.34	\$ (4,193.69)	\$ (4,193.69)	\$ (4,193.69)
Hudson View Realty LLC	\$110,000.00	\$23,686.76	\$79,658.87	\$45,465.00	\$ 148,810.63	\$ (38,810.63)	\$ (38,810.63)	\$ (19,405.32)
916 Madison St LLC	\$32,000.00	\$8,344.84	\$31,398.25	\$0.00	\$ 39,743.09	\$ (7,743.09)	\$ (7,743.09)	\$ (3,871.55)
89 North LLC***	\$0.00	\$0.00	\$15,600.00	\$30,000.00	\$ 45,600.00	\$ (45,600.00)	\$ (45,600.00)	\$ (45,600.00)
101 Quincy LLC	\$34,950.00	\$9,181.42	\$23,500.00	\$0.00	\$ 32,681.42	\$ 2,268.58	\$ -	\$ -
274 Jefferson LLC	\$24,154.00	\$5,482.66	\$21,250.00	\$0.00	\$ 26,732.66	\$ (2,578.66)	\$ (2,578.66)	\$ (1,289.33)
690 Prospect PI LLC	\$36,918.55	\$8,973.50	\$19,500.00	\$7,301.00	\$ 35,774.50	\$ 1,144.05	\$ -	\$ -
694 Franklin Avenue LLC	\$37,006.62	\$2,469.92	\$6,500.00	\$27,900.00	\$ 36,869.92	\$ 136.70	\$ -	\$ -
Bedford Living LLC	\$14,470.00	\$4,745.49	\$14,370.00	\$0.00	\$ 19,115.49	\$ (4,645.49)	\$ (4,645.49)	\$ (2,322.75)
Lavan Equities LLC	\$15,519.00	\$2,704.29	\$15,750.00	\$0.00	\$ 18,454.29	\$ (2,935.29)	\$ (2,935.29)	\$ (1,467.65)
1088 Bedford Ave LLC	\$20,200.00	\$4,884.00	\$20,200.00	\$0.00	\$ 25,084.00	\$ (4,884.00)	\$ (4,884.00)	\$ (2,442.00)
1159 Dean LLC	\$49,201.12	\$17,776.26	\$40,970.00	\$0.00	\$ 58,746.26	\$ (9,545.14)	\$ (9,545.14)	\$ (4,772.57)
271 Metropolitan	\$239,506.76	\$17,358.51	\$115,474.99	\$124,031.77	\$ 256,865.27	\$ (17,358.51)	\$ (17,358.51)	\$ (10,067.94)
3609 15th Avenue LLC	\$5,465.22	\$0.00	\$5,465.22	\$0.00	\$ 5,465.22	\$ -	\$ -	\$ -
82 Jefferson LLC	\$75,905.28	\$9,453.32	\$67,025.00	\$0.00	\$ 76,478.32	\$ (573.04)	\$ (573.04)	\$ (286.52)
268 Metropolitan Ave LLC	\$172,900.00	\$19,347.70	\$126,300.00	\$51,800.00	\$ 197,447.70	\$ (24,547.70)	\$ (24,547.70)	\$ (12,273.85)
79 South 6th Street LLC	\$31,875.92	\$3,330.00	\$25,350.00	\$0.00	\$ 28,680.00	\$ 3,195.92	\$ -	\$ -
273 Skilman St LLC	\$5,800.00	\$0.00	\$5,800.00	\$0.00	\$ 5,800.00	\$ -	\$ -	\$ -
222 Stanhope LLC	\$13,603.91	\$4,505.17	\$13,600.00	\$0.00	\$ 18,105.17	\$ (4,501.26)	\$ (4,501.26)	\$ (2,250.63)
Harman Towers LLC	\$13,412.07	\$115.00	\$11,300.00	\$0.00	\$ 11,415.00	\$ 1,997.07	\$ -	\$ -
1012 Willoughby	\$105,030.42	\$10,883.34	\$9,815.00	\$0.00	\$ 20,698.34	\$ -	\$ -	\$ -
166 Harman Realty LLC	\$13,300.00	\$2,841.67	\$13,300.00	\$0.00	\$ 16,141.67	\$ -	\$ -	\$ -
226 Troutman LLC	\$11,759.70	\$5,293.66	\$12,450.00	\$0.00	\$ 17,743.66	\$ -	\$ -	\$ -
231 Jefferson LLC	\$13,713.10	\$4,231.00	\$17,450.00	\$0.00	\$ 21,681.00	\$ -	\$ -	\$ -
233 Jefferson LLC	\$5,907.72	\$1,000.56	\$10,475.00	\$0.00	\$ 11,475.56	\$ -	\$ -	\$ -
238 Troutman LLC	\$1,226.60	\$2,692.50	\$19,250.00	\$0.00	\$ 21,942.50	\$ -	\$ -	\$ -
239 Troutman LLC	\$5,407.02	\$4,490.42	\$16,950.00	\$0.00	\$ 21,440.42	\$ -	\$ -	\$ -
242 Troutman LLC	\$6,047.92	\$725.00	\$15,650.00	\$0.00	\$ 16,375.00	\$ -	\$ -	\$ -
300 Troutman LLC	\$0.00	\$2,200.00	\$7,146.50	\$0.00	\$ 9,346.50	\$ -	\$ -	\$ -
473 Park PL LLC	\$24,976.25	\$8,233.68	\$41,850.00	\$0.00	\$ 50,083.68	\$ (25,107.43)	\$ (25,107.43)	\$ (12,553.72)
A&M Park Place Enterprises LLC	\$80,206.80	\$9,563.38	\$32,122.34	\$0.00	\$ 41,685.72	\$ 38,521.08	\$ -	\$ -
170 Knickerbocker LLC	\$18,374.00	\$2,325.00	\$8,900.00	\$5,600.00	\$ 16,825.00	\$ 1,549.00	\$ -	\$ -
533 Knickerbocker LLC	\$4,480.82	\$2,075.00	\$2,400.00	\$0.00	\$ 4,475.00	\$ 5.82	\$ -	\$ -



Knickerbocker Holdings LLC	\$70,521.17	\$14,161.50	\$35,612.96	\$0.00	\$ 49,774.46	\$ 20,746.71	\$ -	\$ -
Y&M Management LLC	\$18,977.38	\$5,326.38	\$14,000.00	\$5,800.00	\$ 25,126.38	\$ (6,149.00)	\$ (6,149.00)	\$ (4,611.75)
392 St Marks LLC	\$78,110.52	\$12,050.84	\$78,110.52	\$0.00	\$ 90,161.36	\$ (12,050.84)	\$ (12,050.84)	\$ (6,025.42)
125 Leonard LLC	\$34,791.40	\$1,442.70	\$34,000.00	\$0.00	\$ 35,442.70	\$ (651.30)	\$ (651.30)	\$ (325.65)
133 Leonard LLC	\$35,578.28	\$6,591.66	\$28,966.67	\$0.00	\$ 35,558.33	\$ 19.95	\$ -	\$ -
1361 Greene LLC	\$23,730.94	\$6,924.92	\$10,300.00	\$0.00	\$ 17,224.92	\$ 6,506.02	\$ -	\$ -
199 Weirfield LLC	\$12,400.00	\$527.00	\$12,400.00	\$0.00	\$ 12,927.00	\$ (527.00)	\$ (527.00)	\$ (263.50)
236 Meserole LLC	\$28,960.38	\$1,445.00	\$20,207.50	\$0.00	\$ 21,652.50	\$ 7,307.88	\$ -	\$ -
252 Grand LLC	\$73,519.14	\$2,515.50	\$33,700.00	\$61,000.00	\$ 97,215.50	\$ (23,696.36)	\$ (23,696.36)	\$ (11,848.18)
259 Evergreen Realty LLC	\$27,385.59	\$2,903.86	\$19,425.00	\$0.00	\$ 22,328.86	\$ 5,056.73	\$ -	\$ -
273 Driggs LLC	\$17,935.92	\$600.00	\$17,080.00	\$0.00	\$ 17,680.00	\$ 255.92	\$ -	\$ -
305 Grand LLC	\$15,924.90	\$9,600.01	\$10,350.00	\$13,500.00	\$ 33,450.01	\$ (17,525.11)	\$ (17,525.11)	\$ (8,762.56)
307 Devoe LLC	\$20,966.97	\$2,975.00	\$20,120.87	\$0.00	\$ 23,095.87	\$ (2,128.90)	\$ (2,128.90)	\$ (2,128.90)
360 Decatur LLC	\$29,357.01	\$6,612.90	\$2,700.00	\$13,500.00	\$ 22,812.90	\$ 6,544.11	\$ -	\$ -
648 Myrtle Ave LLC	\$6,476.26	\$21,050.00	\$0.00	\$0.00	\$ 21,050.00	\$ (14,573.74)	\$ (14,573.74)	\$ (14,573.74)
654 Park Place LLC	\$42,198.51	\$4,817.06	\$36,328.50	\$0.00	\$ 41,145.56	\$ 1,052.95	\$ -	\$ -
78 Havemeyer LLC	\$39,554.24	\$3,768.82	\$31,650.00	\$13,050.00	\$ 48,468.82	\$ (8,914.58)	\$ (8,914.58)	\$ (4,457.29)
871 Grand LLC	\$40,300.23	\$1,611.00	\$31,350.00	\$0.00	\$ 32,961.00	\$ 7,339.23	\$ -	\$ -
Lavan Equities LLC	\$17,153.50	\$2,704.00	\$15,750.00	\$0.00	\$ 18,454.00	\$ (1,300.50)	\$ (1,300.50)	\$ (650.25)
132 Havemeyer St LLC	\$82,935.91	\$8,150.00	\$59,565.00	\$14,000.00	\$ 81,715.00	\$ 1,220.91	\$ -	\$ -
161 Meserole LLC	\$31,941.69	\$10,250.00	\$19,852.12	\$0.00	\$ 30,102.12	\$ 1,839.57	\$ -	\$ -
378 Lewis LLC	\$24,031.60	\$7,902.02	\$20,655.00	\$0.00	\$ 28,557.02	\$ (4,525.42)	\$ (4,525.42)	\$ (4,525.42)
57-59 Grand St LLC	\$78,912.98	\$3,900.00	\$44,500.00	\$30,000.00	\$ 78,400.00	\$ 512.98	\$ -	\$ -
57-59 Grand St LLC	\$0.00		\$13,000.00	\$52,500.00	\$ 65,500.00	\$ (65,500.00)	\$ (65,500.00)	\$ (32,750.00)
1044 Flushing Ave LLC	\$9,496.17	\$1,690.00	\$9,496.16	\$0.00	\$ 11,186.16	\$ (1,689.99)	\$ (1,689.99)	\$ (1,689.99)
1055 Dean LLC	\$20,835.00	\$4,128.60	\$20,835.00	\$6,364.80	\$ 31,328.40	\$ (10,493.40)	\$ (10,493.40)	\$ (10,493.40)
1058 Bergen LLC	\$35,651.26	\$11,227.53	\$34,745.90	\$0.00	\$ 45,973.43	\$ (10,322.17)	\$ (10,322.17)	\$ (5,161.09)
1221 Atlantic Avenue LLC	\$22,265.00	\$3,820.00	\$22,265.00	\$0.00	\$ 26,085.00	\$ (3,820.00)	\$ (3,820.00)	\$ (3,820.00)
132A Stanhope LLC	\$8,962.50	\$3,514.87	\$28,451.00	\$0.00	\$ 31,965.87	\$ (23,003.37)	\$ (23,003.37)	\$ (3,910.57)
1418 Putnam Ave LLC	\$14,850.00	\$2,932.19	\$14,850.00	\$0.00	\$ 17,782.19	\$ (2,932.19)	\$ (2,932.19)	\$ (2,932.19)
1420 Putnam Ave LLC	\$15,750.00	\$4,584.00	\$15,750.00	\$0.00	\$ 20,334.00	\$ (4,584.00)	\$ (4,584.00)	\$ (4,584.00)
143 N8 C3 Investors LLC	\$41,119.76	\$14,328.08	\$41,119.76	\$0.00	\$ 55,447.84	\$ (14,328.08)	\$ (14,328.08)	\$ (14,328.08)
192 BSD Realty LLC	\$17,896.65	\$2,066.00	\$16,076.74	\$0.00	\$ 18,142.74	\$ (246.09)	\$ (246.09)	\$ (123.04)
198 Scholes LLC	\$14,311.54	\$5,513.31	\$11,860.00	\$0.00	\$ 17,373.31	\$ (3,061.77)	\$ (3,061.77)	\$ (1,990.15)
212-214 GRAND LLC /212	\$30,167.83	\$4,250.00	\$21,156.82	\$9,000.00	\$ 34,406.82	\$ (4,238.99)	\$ (4,238.99)	\$ (2,119.50)
212-214 GRAND LLC /214	\$21,801.05	\$4,487.50	\$21,800.00	\$5,426.67	\$ 31,714.17	\$ (9,913.12)	\$ (9,913.12)	\$ (4,956.56)
215 Himrod LLC	\$17,622.86	\$4,650.00	\$7,750.00	\$5,400.00	\$ 17,800.00	\$ (177.14)	\$ (177.14)	\$ (88.57)

247 Troutman LLC	\$12,800.00	\$5,083.46	\$12,800.00	\$0.00	\$ 17,883.46	\$ (5,083.46)	\$ (5,083.46)	\$ (2,541.73)
254 Palmetto LLC	\$20,000.00	\$1,935.00	\$20,000.00	\$0.00	\$ 21,935.00	\$ (1,935.00)	\$ (1,935.00)	\$ (1,935.00)
277 Classon LLC	\$16,945.00	\$18,334.58	\$16,945.00	\$0.00	\$ 35,279.58	\$ (18,334.58)	\$ (18,334.58)	\$ (18,334.58)
28 Wilson LLC	\$18,968.45	\$2,982.48	\$22,615.00	\$0.00	\$ 25,597.48	\$ (6,629.03)	\$ (6,629.03)	\$ (3,314.52)
30 Driggs LLC	\$9,800.00	\$3,350.00	\$9,800.00	\$0.00	\$ 13,150.00	\$ (3,350.00)	\$ (3,350.00)	\$ (1,675.00)
311 Melrose St LLC	\$6,407.72	\$8,434.02	\$23,650.00	\$0.00	\$ 32,084.02	\$ (25,676.30)	\$ (25,676.30)	\$ (25,676.30)
335 St Nicholas LLC	\$19,718.36	\$7,764.88	\$37,094.63	\$0.00	\$ 44,859.51	\$ (25,141.15)	\$ (25,141.15)	\$ (25,141.15)
3611 15th Avenue LLC	\$12,015.71	\$0.00	\$11,549.00	\$0.00	\$ 11,549.00	\$ 466.71	\$ -	\$ -
401 Suydam LLC	\$9,550.00	\$1,250.01	\$9,550.00	\$0.00	\$ 10,800.01	\$ (1,250.01)	\$ (1,250.01)	\$ (625.01)
461 Park Place LLC	\$35,386.21	\$9,348.34	\$33,830.95	\$0.00	\$ 43,179.29	\$ (7,793.08)	\$ (7,793.08)	\$ (5,844.81)
469 Park Place LLC	\$35,734.88	\$7,465.01	\$35,734.88	\$0.00	\$ 43,199.89	\$ (7,465.01)	\$ (7,465.01)	\$ (5,598.76)
48 Wilson LLC	\$16,668.31	\$3,748.84	\$12,700.00	\$0.00	\$ 16,448.84	\$ 219.47	\$ -	\$ -
506 Dekalb LLC	\$14,404.50	\$0.00	\$14,404.50	\$4,000.00	\$ 18,404.50	\$ (4,000.00)	\$ (4,000.00)	\$ (4,000.00)
574 Broadway LLC	\$42,354.19	\$0.00	\$31,634.00	\$9,500.00	\$ 41,134.00	\$ 1,220.19	\$ -	\$ -
591 Franklin LLC	\$29,225.00	\$11,420.24	\$29,225.00	\$32,900.00	\$ 73,545.24	\$ (44,320.24)	\$ (44,320.24)	\$ (44,320.24)
679 681 Classon Ave LLC /679	\$10,702.53	\$1,047.12	\$9,603.11	\$9,750.00	\$ 20,400.23	\$ (9,697.70)	\$ (9,697.70)	\$ (4,848.85)
679 681 Classon Ave LLC /681	\$5,672.83	\$1,100.00	\$5,672.25	\$0.00	\$ 6,772.25	\$ (1,099.42)	\$ (1,099.42)	\$ (549.71)
69 Stockholm LLC	\$22,400.00	\$1,938.36	\$22,400.00	\$0.00	\$ 24,338.36	\$ (1,938.36)	\$ (1,938.36)	\$ (969.18)
71 Wilson LLC	\$18,128.08	\$5,006.58	\$15,700.00	\$0.00	\$ 20,706.58	\$ (2,578.50)	\$ (2,578.50)	\$ (1,289.25)
716 Jefferson Ave LLC	\$21,457.61	\$4,557.88	\$21,450.53	\$0.00	\$ 26,008.41	\$ (4,550.80)	\$ (4,550.80)	\$ (2,275.40)
778 Lincoln Pl LLC	\$28,165.00	\$15,065.27	\$28,165.00	\$0.00	\$ 43,230.27	\$ (15,065.27)	\$ (15,065.27)	\$ (7,532.64)
Grove Palace LLC	\$14,150.00	\$9,419.67	\$14,150.00	\$0.00	\$ 23,569.67	\$ (9,419.67)	\$ (9,419.67)	\$ (9,419.67)
The Henrica Group LLC	\$12,250.00	\$1,028.66	\$12,250.00	\$0.00	\$ 13,278.66	\$ (1,028.66)	\$ (1,028.66)	\$ (1,028.66)
WWW 888 Realty Inc	\$10,706.47	\$1,192.50	\$10,350.00	\$0.00	\$ 11,542.50	\$ (836.03)	\$ (836.03)	\$ (836.03)
West Tremont Housing LLC	\$7,810.19	\$7,354.00	\$18,835.31	\$0.00	\$ 26,189.31	\$ (18,379.12)	\$ (18,379.12)	\$ (18,379.12)
1136 Willoughby LLC	\$8,030.00	\$3,480.66	\$8,030.00	\$0.00	\$ 11,510.66	\$ (3,480.66)	\$ (3,480.66)	\$ (3,480.66)
1358 Dekalb LLC	\$14,711.80	\$1,337.52	\$14,416.67	\$0.00	\$ 15,754.19	\$ (1,042.39)	\$ (1,042.39)	\$ (521.20)
136 Kingsland LLC	\$10,135.13	\$2,616.59	\$7,526.49	\$0.00	\$ 10,143.08	\$ (7.95)	\$ (7.95)	\$ (3.98)
145 Driggs LLC	\$28,573.68	\$5,286.29	\$21,600.00	\$6,750.00	\$ 33,636.29	\$ (5,062.61)	\$ (5,062.61)	\$ (2,531.31)
161 Troutman LLC	\$4,255.52	\$0.00	\$2,050.00	\$0.00	\$ 2,050.00	\$ 2,205.52	\$ -	\$ -
163 Troutman Realty LLC	\$16,000.00	\$2,566.67	\$16,000.00	\$0.00	\$ 18,566.67	\$ (2,566.67)	\$ (2,566.67)	\$ (2,566.67)
165 Central Ave Realty LLC	\$16,500.00	\$4,669.10	\$16,500.00	\$0.00	\$ 21,169.10	\$ (4,669.10)	\$ (4,669.10)	\$ (2,334.55)
189 Menahan LLC	\$2,401.05	\$975.00	\$3,474.00	\$0.00	\$ 4,449.00	\$ (2,047.95)	\$ (2,047.95)	\$ (1,372.13)
54 Lewis LLC	\$0.00	\$6,809.06	\$11,850.00	\$2,500.00	\$ 21,159.06	\$ (21,159.06)	\$ (21,159.06)	\$ (21,159.06)
Gunther Apartments Corp	\$10,400.00	\$841.66	\$10,400.00	\$0.00	\$ 11,241.66	\$ (841.66)	\$ (841.66)	\$ (841.66)
The Troutman Residence LLC	\$8,535.16	\$2,220.00	\$11,765.25	\$0.00	\$ 13,985.25	\$ (5,450.09)	\$ (5,450.09)	\$ (5,450.09)

65 Kent LLC	\$0.00	\$ -	\$11,350.00	\$59,250.00	\$ 70,600.00	\$ (70,600.00)	\$ (70,600.00)	\$ (70,600.00)
697 Prospect PI LLC	\$9,500.00	\$2,120.00	\$9,500.00	\$13,950.00	\$ 25,570.00	\$ (16,070.00)	\$ (16,070.00)	\$ (16,070.00)
Dodworth Enterprise LLC	\$15,357.96	\$2,571.20	\$11,116.66	\$0.00	\$ 13,687.86	\$ 1,670.10	\$ -	\$ -
	\$ 2,957,042.93	\$ 580,223.29	\$2,393,144.92	\$ 660,239.24	\$ 3,633,607.45	\$ (676,564.52)	\$ (795,115.52)	\$ (586,568.67)
	Bucket 1	Bucket 2	Bucket 3	Fine	Total			
Potential of AG Amounts	\$ 288,980.73	\$ 21,737.00	\$ 89,941.35	\$ 50,000.00	\$ 450,659.08			

\$105,030.42 currently shown for 1012 Willoughby should be spread amongst these properties

Address	Entity	AYH %	EIDL Loan	Owed by BVI	UCC Recorded
135 Rogers Avenue	The Henrica Group LLC	100%	\$ 108,800.00	\$ 108,800.00	yes
1420 Putnam Avenue	1420 Putnam Avenue LLC	100%	\$ 106,200.00	\$ 106,200.00	no
150 Grove Street	Grove Palace LLC	100%	\$ 89,200.00	\$ 89,200.00	yes
166 Harman Street	166 Harman Realty LLC	100%	\$ 85,000.00	\$ 85,000.00	yes
239 Troutman Street	239 Troutman LLC	100%	\$ 88,200.00	\$ 88,200.00	yes
254 Palmetto Street	254 Palmetto Street LLC	100%	\$ 130,000.00	\$ 130,000.00	yes
311 Melrose Street	311 Melrose LLC	100%	\$ 130,000.00	\$ 130,000.00	yes
378 Lewis Avenue	378 Lewis LLC	100%	\$ 149,900.00	\$ 149,900.00	yes
65 Kent Avenue	65 Kent Avenue LLC	100%	\$ 80,700.00	\$ 80,700.00	yes, as 65 Kent Ave LLC
697 Prospect Place	697 Prospect Place LLC	100%	\$ 86,600.00	\$ 86,600.00	yes
		<b>Total</b>	<b>\$ 1,054,600.00</b>	<b>\$ 1,054,600.00</b>	

Address	Property Owner	AYH %	Outstanding Water Charges	AYH Share	Payment Plan?	Monthly Payment Plan Amount
101 Quincy Street	101 Quincy LLC	50.00%		\$ -		
1012 Willoughby Avenue	1012 Willoughby Avenue LLC	50.00%		\$ -		
1044 Flushing Avenue	1044 Flushing Avenue LLC	100.00%		\$ -		
1055 Dean Street	1055 Dean LLC	100.00%		\$ -	Yes	\$ 141.42
1058 Bergen Street	1058 Bergen Street LLC	50.00%		\$ -		
1088 Bedford Avenue	1088 Bedford Ave LLC	50.00%		\$ -		
11 Gunther Place	Gunther Apartment Corp	100.00%		\$ -		
1136 Willoughby Avenue	1136 Willoughby LLC	100.00%		\$ -		
1159 Dean Street	1159 Dean LLC	50.00%		\$ -		
1221 Atlantic - 52 Herkimer Place	1221 Atlantic Avenue LLC	100.00%	\$ 4,581.66	\$ 4,581.66		
125 & 133 Leonard Street	125 Leonard LLC & 133-135 Leonard LLC	50.00%		\$ -		
132 Havemeyer Street	132 Havemeyer St LLC	50.00%		\$ -		
1323 Bedford Avenue	Bedford Living, LLC	50.00%		\$ -		
132A Stanhope Street	132A Stanhope LLC	17.00%	\$ 2,749.14	\$ 467.35		
135 Rogers Avenue	The Henrica Group LLC	100.00%		\$ -		
1358 Dekalb Avenue	1358 Dekalb LLC	50.00%		\$ -		
136 Kingsland Avenue	136 Kingsland LLC	50.00%		\$ -		
1361 Greene Avenue	1361 Greene LLC	50.00%		\$ -		
1397 Greene Avenue	WWW 888 Realty Inc.	100.00%		\$ -		
1418 Putnam Avenue	1418 Putnam Avenue LLC	100.00%		\$ -		
1420 Putnam Avenue	1420 Putnam Avenue LLC	100.00%		\$ -		
1426 Bedford Avenue-690 prospect	690 Prospect Place LLC	50.00%		\$ -		
143 North 8 Street	143 N8 C3 Realty Investors LLC	100.00%		\$ -		
145 Driggs Avenue	145 Driggs LLC	50.00%		\$ -		
150 Grove Street	Grove Palace LLC	100.00%		\$ -		
160 Havemeyer Street	Hudson View Realty LLC	50.00%	\$ 585.91	\$ 292.96		
161 Meserole Street	161 Meserole LLC	50.00%		\$ -		
161 Troutman Street	161 Troutman LLC	50.00%		\$ -		
163 Troutman Street	163 Troutman Realty LLC	100.00%		\$ -		
165 Central Avenue	165 Central Avenue Realty LLC	50.00%		\$ -		
166 Harman Street	166 Harman Realty LLC	100.00%		\$ -		
167 Harman Street	Harman Towers LLC	50.00%	\$ 946.87	\$ 473.44		
170 Knickerbocker Avenue	170 Knickebocker LLC	50.00%		\$ -		
189 Menahan Street	189 Menahan LLC	66.60%		\$ -		
191 Troutman Street	The Troutman Residence LLC	100.00%		\$ -		

192 Jefferson Street	192 BSD Realty LLC	50.00%		\$ -		
198 Scholes Street	198 Scholes LLC	65.00%	\$ 1,392.48	\$ 905.11		
199 Weirfield Street	199 Weirfield LLC	50.00%	\$ 456.62	\$ 228.31		
212 & 214 Grand Street	212-214 Grand LLC	50.00%		\$ -	Yes	\$ 340.34
215 Himrod Street	215 Himrod LLC	50.00%	\$ 203.25	\$ 101.63		
22 Dodworth Street	Dodworth Enterprise LLC	60.00%	\$ 1,448.29	\$ 868.97		
222 Stanhope Street	222 Stanhope II LLC	50.00%		\$ -		
226 Troutman Street	226 Troutman LLC	50.00%		\$ -		
231 Jefferson Street	231 Jefferson LLC	100.00%		\$ -		
233 Jefferson Street	233 Jefferson LLC	100.00%		\$ -		
236 Meserole Street	236 Meserole LLC	50.00%		\$ -		
238 Troutman Street	238 Troutman LLC	75.00%		\$ -		
239 Troutman Street	239 Troutman LLC	50.00%	\$ 1,845.26	\$ 922.63		
242 Troutman Street	242 Troutman LLC	75.00%	\$ 1,939.20	\$ 1,454.40		
247 Troutman Street	247 Troutman LLC	50.00%		\$ -		
252 Grand Street	252 Grand LLC	50.00%		\$ -		
254 Palmetto Street	254 Palmetto Street LLC	100.00%		\$ -		
259 Evergreen Avenue	259 Evergreen Realty LLC	100.00%		\$ -		
268 Metropolitan Avenue	268 Metropolitan Ave LLC	50.00%	\$ 813.00	\$ 406.50		
271 Metropolitan Avenue	271 Metropolitan LLC	57.50%		\$ -		
273 Driggs Avenue	273 Driggs LLC	50.00%		\$ -		
273 Skillman Street	273 Skillman St LLC	100.00%	\$ 311.84	\$ 311.84		
274 Jefferson Street	274 Jefferson LLC	50.00%	\$ 902.27	\$ 451.14		
277 Classon Avenue	277 Classon LLC	100.00%		\$ -		
28 Wilson Avenue	28 Wilson LLC	50.00%		\$ -		
283 Nostrand Avenue	283 Nostrand Ave Realty LLC	50.00%	\$ 1,191.66	\$ 595.83		
30 Driggs Avenue	30 Driggs LLC	50.00%		\$ -		
300 Troutman Street	300 Troutman LLC	90.00%		\$ -		
305 Grand Street	305 Grand LLC	50.00%		\$ -		
307 Devoe Street	307 Devoe LLC	100.00%		\$ -		
311 Melrose Street	311 Melrose LLC	100.00%		\$ -		
335-337 St. Nicholas Avenue	335 St. Nicholas LLC	100.00%		\$ -		
360 Decatur Street	360 Decatur LLC	66.67%	\$ 24,997.05	\$ 16,664.68		
3609 15th Avenue	3609 15th Avenue LLC	100.00%	\$ 13,642.77	\$ 13,642.77	Yes	\$ 86.76
3611 15th Avenue	3611 15th Avenue LLC	50.00%		\$ -		
378 Lewis Avenue	378 Lewis LLC	100.00%		\$ -		
381 Metropolitan Avenue	78 Havemeyer LLC	50.00%		\$ -		

392 St Marks Avenue	392 St Marks LLC	50.00%		\$ -		
401 Suydam Street	401 Suydam LLC	50.00%	\$ 233.88	\$ 116.94		
419 Classon Avenue	Lavan Equities LLC	50.00%	\$ 868.69	\$ 434.35		
461 Park Place	461 Park Place LLC	75.00%		\$ -		
469 Park Place	469 Park Place LLC	75.00%	\$ 545.71	\$ 409.28	Yes	\$ 176.55
473 Park Place	473 Park Place LLC	50.00%		\$ -		
48 Wilson Avenue	48 Wilson LLC	50.00%		\$ -		
497 Prospect Place	West Tremont Housing LLC	100.00%	\$ 10,538.93	\$ 10,538.93	Yes	\$ 116.21
506 Dekalb Avenue	506 Dekalb LLC	100.00%		\$ -		
527 & 533 Knickerbocker Avenue	Knickerbocker St Holdings LLC & 533 Knickerbocker LLC	75.00%		\$ -	Yes	\$ 134.82
54 Lewis Avenue	54 Lewis LLC	100.00%	\$ 15,162.23	\$ 15,162.23		
57-59 Grand Street	57-59 Grand St LLC	50.00%		\$ -		
574 Broadway	574 Broadway LLC	50.00%		\$ -		
591 Franklin Avenue	591 Franklin LLC	100.00%	\$ 8,352.13	\$ 8,352.13		
600 Park Place	A&M Park Enterprises LLC	50.00%		\$ -	Yes	\$ 104.40
648 Myrtle Avenue	648 Myrtle Ave LLC	100.00%	\$ 2,163.33	\$ 2,163.33		
65 Kent Avenue	65 Kent Avenue LLC	100.00%		\$ -		
654 Park Place	654 Park Place LLC	50.00%	\$ 679.36	\$ 339.68		
679 - 681 Classon Avenue	679 - 681 Classon Avenue LLC	50.00%		\$ -	Yes	\$ 130.60
69 Stockholm Street	69 Stockholm Street LLC	50.00%	\$ 757.50	\$ 378.75		
694 Franklin Avenue	694 Franklin Avenue LLC	50.00%		\$ -		
697 Prospect Place	697 Prospect Place LLC	100.00%		\$ -		
71 Wilson Avenue	71 Wilson LLC	50.00%		\$ -		
716 Jefferson Avenue	716 Jefferson Ave LLC	50.00%		\$ -		
778 Lincoln Place	778 Lincoln Place LLC	50.00%		\$ -		
79 South 6 Street	79 South 6th Street LLC	50.00%		\$ -		
82 Jefferson Street	82 Jefferson LLC	50.00%		\$ -		
871 Grand Street	871 Grand LLC	50.00%		\$ -		
89 North 4th Street	89 North LLC	100.00%	\$ 334.25	\$ 334.25		
892 Myrtle Avenue	Y & M Managment LLC	75.00%	\$ 1,059.49	\$ 794.62		
90 Wilson Avenue	90 Wilson LLC	100.00%		\$ -		
916 Madison Street	916 Madison St LLC	50.00%		\$ -		
<b>TOTAL</b>			<b>\$ 98,702.77</b>	<b>\$ 81,393.70</b>		

Address	Property Owner	AYH %	Outstanding Tax Charges	AYH Share	Payment Plan?	Quarterly Payment Plan Amount
101 Quincy Street	101 Quincy LLC	50.00%		\$ -		
1012 Willoughby Avenue	1012 Willoughby Avenue LLC	50.00%		\$ -		
1044 Flushing Avenue	1044 Flushing Avenue LLC	100.00%		\$ -		
1055 Dean Street	1055 Dean LLC	100.00%		\$ -		
1058 Bergen Street	1058 Bergen Street LLC	50.00%		\$ -		
1088 Bedford Avenue	1088 Bedford Ave LLC	50.00%		\$ -		
1136 Willoughby Avenue	1136 Willoughby LLC	100.00%		\$ -		
1159 Dean Street	1159 Dean LLC	50.00%	\$ 110,572.93	\$ 55,286.47	Yes	\$ 8,040.00
1221 Atlantic - 52 Herkimer Place	1221 Atlantic Avenue LLC	100.00%		\$ -		
125 & 133 Leonard Street	125 Leonard LLC & 133-135 Leonard LLC	50.00%		\$ -		
132 Havemeyer Street	132 Havemeyer St LLC	50.00%		\$ -		
132A Stanhope Street	132A Stanhope LLC	17.00%		\$ -		
1358 Dekalb Avenue	1358 Dekalb LLC	50.00%		\$ -		
136 Kingsland Avenue	136 Kingsland LLC	50.00%		\$ -		
1361 Greene Avenue	1361 Greene LLC	50.00%		\$ -		
1418 Putnam Avenue	1418 Putnam Avenue LLC	100.00%		\$ -		
1420 Putnam Avenue	1420 Putnam Avenue LLC	100.00%		\$ -		
143 North 8 Street	143 N8 C3 Realty Investors LLC	100.00%		\$ -		
145 Driggs Avenue	145 Driggs LLC	50.00%		\$ -		
161 Meserole Street	161 Meserole LLC	50.00%		\$ -		
161 Troutman Street	161 Troutman LLC	50.00%		\$ -		
163 Troutman Street	163 Troutman Realty LLC	100.00%		\$ -		
165 Central Avenue	165 Central Avenue Realty LLC	50.00%		\$ -		
166 Harman Street	166 Harman Realty LLC	100.00%		\$ -		
170 Knickerbocker Avenue	170 Knickerbocker LLC	50.00%		\$ -		
189 Menahan Street	189 Menahan LLC	66.60%		\$ -		
192 Jefferson Street	192 BSD Realty LLC	50.00%		\$ -		
198 Scholes Street	198 Scholes LLC	65.00%		\$ -		
199 Weirfield Street	199 Weirfield LLC	50.00%		\$ -		
212 & 214 Grand Street	212-214 Grand LLC	50.00%		\$ -		
215 Himrod Street	215 Himrod LLC	50.00%		\$ -		
222 Stanhope Street	222 Stanhope II LLC	50.00%		\$ -		
226 Troutman Street	226 Troutman LLC	50.00%		\$ -		



231 Jefferson Street	231 Jefferson LLC	100.00%		\$ -		
233 Jefferson Street	233 Jefferson LLC	100.00%		\$ -		
236 Meserole Street	236 Meserole LLC	50.00%		\$ -		
238 Troutman Street	238 Troutman LLC	75.00%		\$ -		
239 Troutman Street	239 Troutman LLC	50.00%		\$ -		
242 Troutman Street	242 Troutman LLC	75.00%		\$ -		
247 Troutman Street	247 Troutman LLC	50.00%		\$ -		
252 Grand Street	252 Grand LLC	50.00%		\$ -		
254 Palmetto Street	254 Palmetto Street LLC	100.00%		\$ -		
259 Evergreen Avenue	259 Evergreen Realty LLC	100.00%		\$ -		
268 Metropolitan Avenue	268 Metropolitan Ave LLC	50.00%		\$ -		
271 Metropolitan Avenue	271 Metropolitan LLC	57.50%	\$ 103,738.58	\$ 59,649.68	Yes	\$ 18,462.50
273 Driggs Avenue	273 Driggs LLC	50.00%		\$ -		
273 Skillman Street	273 Skillman St LLC	100.00%		\$ -		
274 Jefferson Street	274 Jefferson LLC	50.00%		\$ -		
277 Classon Avenue	277 Classon LLC	100.00%		\$ -		
28 Wilson Avenue	28 Wilson LLC	50.00%		\$ -		
283 Nostrand Avenue	283 Nostrand Ave Realty LLC	50.00%		\$ -		
30 Driggs Avenue	30 Driggs LLC	50.00%		\$ -		
300 Troutman Street	300 Troutman LLC	90.00%		\$ -		
305 Grand Street	305 Grand LLC	50.00%		\$ -		
307 Devoe Street	307 Devoe LLC	100.00%		\$ -		
311 Melrose Street	311 Melrose LLC	100.00%		\$ -		
335-337 St. Nicholas Avenue	335 St. Nicholas LLC	100.00%		\$ -		
360 Decatur Street	360 Decatur LLC	66.67%		\$ -		
3609 15th Avenue	3609 15th Avenue LLC	100.00%	\$ 10,042.03	\$ 10,042.03	Yes	\$ 315.27
3611 15th Avenue	3611 15th Avenue LLC	50.00%		\$ -		
378 Lewis Avenue	378 Lewis LLC	100.00%		\$ -		
392 St Marks Avenue	392 St Marks LLC	50.00%		\$ -		
401 Suydam Street	401 Suydam LLC	50.00%		\$ -		
461 Park Place	461 Park Place LLC	75.00%		\$ -		
469 Park Place	469 Park Place LLC	75.00%		\$ -		
469 Park Place	473 Park Place LLC	50.00%	\$ 160,406.13	\$ 80,203.07	Yes	\$ 8,843.81
48 Wilson Avenue	48 Wilson LLC	50.00%		\$ -		
506 Dekalb Avenue	506 Dekalb LLC	100.00%		\$ -		
54 Lewis Avenue	54 Lewis LLC	100.00%		\$ -		

57-59 Grand Street	57-59 Grand St LLC	50.00%		\$ -		
574 Broadway	574 Broadway LLC	50.00%		\$ -		
591 Franklin Avenue	591 Franklin LLC	100.00%		\$ -		
648 Myrtle Avenue	648 Myrtle Ave LLC	100.00%		\$ -		
65 Kent Avenue	65 Kent Avenue LLC	100.00%		\$ -		
654 Park Place	654 Park Place LLC	50.00%		\$ -		
679 - 681 Classon Avenue	679 - 681 Classon Avenue LLC	50.00%		\$ -		
69 Stockholm Street	69 Stockholm Street LLC	50.00%		\$ -		
1426 Bedford Avenue-690 prospect	690 Prospect Place LLC	50.00%		\$ -		
694 Franklin Avenue	694 Franklin Avenue LLC	50.00%		\$ -		
697 Prospect Place	697 Prospect Place LLC	100.00%		\$ -		
71 Wilson Avenue	71 Wilson LLC	50.00%		\$ -		
716 Jefferson Avenue	716 Jefferson Ave LLC	50.00%		\$ -		
778 Lincoln Place	778 Lincoln Place LLC	50.00%		\$ -		
381 Metropolitan Avenue	78 Havemeyer LLC	50.00%		\$ -		
79 South 6 Street	79 South 6th Street LLC	50.00%		\$ -		
82 Jefferson Street	82 Jefferson LLC	50.00%	\$ 198,138.73	\$ 99,069.37	Yes	\$ 15,636.50
871 Grand Street	871 Grand LLC	50.00%		\$ -		
89 North 4th Street	89 North LLC	100.00%	\$ 25,284.51	\$ 25,284.51	Yes	
90 Wilson Avenue	90 Wilson LLC	100.00%		\$ -		
916 Madison Street	916 Madison St LLC	50.00%		\$ -		
600 Park Place	A&M Park Enterprises LLC	50.00%		\$ -		
1323 Bedford Avenue	Bedford Living, LLC	50.00%		\$ -		
22 Dodworth Street	Dodworth Enterprise LLC	60.00%		\$ -		
150 Grove Street	Grove Palace LLC	100.00%		\$ -		
11 Gunther Place	Gunther Apartment Corp	100.00%		\$ -		
167 Harman Street	Harman Towers LLC	50.00%		\$ -		
160 Havemeyer Street	Hudson View Realty LLC	50.00%	\$ 379,713.00	\$ 189,856.50	Yes	\$ 20,935.05
527 & 533 Knickerbocker Avenue	Knickerbocker St Holdings LLC & 533 Knickerbocker LLC	75.00%		\$ -		
419 Classon Avenue	Lavan Equities LLC	50.00%		\$ -		
135 Rogers Avenue	The Henrica Group LLC	100.00%		\$ -		
191 Troutman Street	The Troutman Residence LLC	100.00%		\$ -		
497 Prospect Place	West Tremont Housing LLC	100.00%		\$ -		
1397 Greene Avenue	WWW 888 Realty Inc.	100.00%		\$ -		
892 Myrtle Avenue	Y & M Managment LLC	75.00%		\$ -		

TOTAL			\$ 987,895.91	\$ 519,391.62		

# **EXHIBIT 1**

From: **Daniel Sasson** <[dsassonaym@gmail.com](mailto:dsassonaym@gmail.com)>

Date: Fri, May 12, 2023 at 12:13 PM

Subject: Re: Matured Loan - 1/10/2023 - 648 Myrtle LLC, 1361 Greene LLC & 199 Weirfield LLC

To: Joseph Lehmann <[jlehmann@graphgroup.com](mailto:jlehmann@graphgroup.com)>

We followed up with them via phone but they were not being responsive.

On Fri, May 12, 2023 at 12:08 Joseph Lehmann <[jlehmann@graphgroup.com](mailto:jlehmann@graphgroup.com)> wrote:

But the last correspondence from them was "if you could send it tomorrow that would be great", was needed to get the extension why would they need to follow up. That should have been your team sending it, correct?

On Fri, May 12, 2023 at 12:03 PM Daniel Sasson <[dsassonaym@gmail.com](mailto:dsassonaym@gmail.com)> wrote:

There was never a follow up from them. At this point, I am unsure of what they would need to process.

On Fri, May 12, 2023 at 12:01 Joseph Lehmann <[jlehmann@graphgroup.com](mailto:jlehmann@graphgroup.com)> wrote:

But they said they needed the collections to process the extension. Why would you not have sent it?

On Fri, May 12, 2023 at 11:52 AM Daniel Sasson <[dsassonaym@gmail.com](mailto:dsassonaym@gmail.com)> wrote:

We did not make a formal request. They reached out to us as you can see at the beginning of the email chain.

On Fri, May 12, 2023 at 11:51 Joseph Lehmann <[jlehmann@graphgroup.com](mailto:jlehmann@graphgroup.com)> wrote:

Do you have correspondence regarding the actual extension request to them?

On Fri, May 12, 2023 at 11:50 AM Daniel Sasson <[dsassonaym@gmail.com](mailto:dsassonaym@gmail.com)> wrote:

I do not believe we did not sent the collections but we sent the other reports.

They were not really responsive as this was around the time the bank went under.

On Fri, May 12, 2023 at 11:43 Joseph Lehmann <[jlehmann@graphgroup.com](mailto:jlehmann@graphgroup.com)> wrote:

Did we end up sending? Why didn't they agree to extend?

On Fri, May 12, 2023 at 11:41 AM Daniel Sasson <[dsassonaym@gmail.com](mailto:dsassonaym@gmail.com)> wrote:

See the below. I already sent Lefkowitz the P&Ls

----- Forwarded message -----

From: **Keary, John** <[JKeary@signatureny.com](mailto:JKeary@signatureny.com)>

Date: Wed, Mar 15, 2023 at 08:59

Subject: RE: Matured Loan - 1/10/2023 - 648 Myrtle LLC, 1361 Greene LLC & [199 Weirfield LLC](#)

To: Daniel Sasson <[dsassonaym@gmail.com](mailto:dsassonaym@gmail.com)>, Hoffman, Spencer <[SHoffman@signatureny.com](mailto:SHoffman@signatureny.com)>

CC: Lamorte, Nicholas A <[NLaMorte@signatureny.com](mailto:NLaMorte@signatureny.com)>, [ephraim@arbelcapital.com](mailto:ephraim@arbelcapital.com) <[ephraim@arbelcapital.com](mailto:ephraim@arbelcapital.com)>

If you can get it to us tomorrow morning, that would be great.

Have a nice evening,

**John P. Keary** | *Senior CRE Lending Officer*

**SIGNATURE BRIDGE BANK, N.A.** - Commercial Real Estate Group

**T:** (631) 770-3408 | **F:** (631) 861-2250

[68 South Service Road, Suite 160, Melville, NY](#)

**E-mail:** [JKeary@signatureNY.com](mailto:JKeary@signatureNY.com)

**Team E-mail:** [CRE-LaMorte@signatureNY.com](mailto:CRE-LaMorte@signatureNY.com)



SIGNATURE BRID

**From:** Daniel Sasson <[dsassonaym@gmail.com](mailto:dsassonaym@gmail.com)>  
**Sent:** Tuesday, March 14, 2023 5:27 PM  
**To:** Hoffman, Spencer <[SHoffman@signatureNY.com](mailto:SHoffman@signatureNY.com)>  
**Cc:** Keary, John <[JKeary@signatureNY.com](mailto:JKeary@signatureNY.com)>; Lamorte, Nicholas A <[NLaMorte@signatureNY.com](mailto:NLaMorte@signatureNY.com)>; [ephraim@arbelcapital.com](mailto:ephraim@arbelcapital.com)  
**Subject:** Re: Matured Loan - 1/10/2023 - 648 Myrtle LLC, 1361 Greene LLC & [199 Weirfield LLC](#)

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---

Working on it. Will likely have it for you tomorrow.

On Tue, Mar 14, 2023 at 17:25 Hoffman, Spencer <[SHoffman@signatureny.com](mailto:SHoffman@signatureny.com)> wrote:  
Hi Daniel,

In addition, can you please provide trailing 3-month rent collections for each building?

Thank you

**Spencer Hoffman** | *Credit Analyst*  
SIGNATURE BRIDGE BANK, [N.A.](#)  
[68 South Service Road Melville, New York 11747](#)  
**T:** (631) 770-3615 | **F:** (631) 861-2272  
[SHoffman@signatureNY.com](mailto:SHoffman@signatureNY.com)

Team Email: [CRE-LaMorte@signatureNY.com](mailto:CRE-LaMorte@signatureNY.com)



SIGNATURE BRIDGE BANK, N.A.

**From:** Daniel Sasson <[dsassonaym@gmail.com](mailto:dsassonaym@gmail.com)>  
**Sent:** Tuesday, March 14, 2023 4:49 PM  
**To:** Keary, John <[JKeary@signatureNY.com](mailto:JKeary@signatureNY.com)>  
**Cc:** [ephraim@arbelcapital.com](mailto:ephraim@arbelcapital.com); Lamorte, Nicholas A <[NLaMorte@signatureNY.com](mailto:NLaMorte@signatureNY.com)>;

Hoffman, Spencer <[SHoffman@signatureNY.com](mailto:SHoffman@signatureNY.com)>

**Subject:** Re: Matured Loan - 1/10/2023 - 648 Myrtle LLC, 1361 Greene LLC & [199 Weirfield LLC](#)

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---

Hi John,

Sorry for the delay. See P&Ls for 2022 along with the RRs for each building.

Thanks,

Daniel Sasson  
All Year Holdings

On Tue, Mar 14, 2023 at 10:49 AM Keary, John <[JKeary@signatureny.com](mailto:JKeary@signatureny.com)> wrote:  
Hi Ephraim,

We really need this information as soon as possible in order to extend.

Please let us know.

Thanks,

**John P. Keary** | *Senior CRE Lending Officer*  
SIGNATURE BRIDGE BANK, [N.A.](#) - Commercial Real Estate Group  
**T:** (631) 770-3408 | **F:** (631) 861-2250  
[68 South Service Road, Suite 160, Melville, NY](#)  
**E-mail:** [JKeary@signatureNY.com](mailto:JKeary@signatureNY.com)  
**Team E-mail:** [CRE-LaMorte@signatureNY.com](mailto:CRE-LaMorte@signatureNY.com)



SIGNATURE BRID

**From:** [ephraim@arbelcapital.com](mailto:ephraim@arbelcapital.com) <[ephraim@arbelcapital.com](mailto:ephraim@arbelcapital.com)>

**Sent:** Monday, March 13, 2023 4:26 PM

**To:** Keary, John <[JKeary@signatureNY.com](mailto:JKeary@signatureNY.com)>; [dsassonavm@gmail.com](mailto:dsassonavm@gmail.com)

**Cc:** Lamorte, Nicholas A <[NLaMorte@signatureNY.com](mailto:NLaMorte@signatureNY.com)>; Hoffman, Spencer

<[SHoffman@signatureNY.com](mailto:SHoffman@signatureNY.com)>

**Subject:** RE: Matured Loan - 1/10/2023 - 648 Myrtle LLC, 1361 Greene LLC & [199 Weirfield LLC](#)

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---

John,

We are working on this. Should have it tomorrow; Wednesday the latest.

Ephraim

Ephraim Diamond  
Arbel Capital Advisors LLC  
[ephraim@arbelcapital.com](mailto:ephraim@arbelcapital.com)  
917-868-5634

**From:** Keary, John <[JKeary@signatureNY.com](mailto:JKeary@signatureNY.com)>

**Sent:** Monday, March 13, 2023 4:16 PM

**To:** [ephraim@arbelcapital.com](mailto:ephraim@arbelcapital.com); [dsassonaym@gmail.com](mailto:dsassonaym@gmail.com)

**Cc:** Lamorte, Nicholas A <[NLaMorte@signatureNY.com](mailto:NLaMorte@signatureNY.com)>; Hoffman, Spencer

<[SHoffman@signatureNY.com](mailto:SHoffman@signatureNY.com)>

**Subject:** RE: Matured Loan - 1/10/2023 - 648 Myrtle LLC, 1361 Greene LLC & [199 Weirfield LLC](#)

**Importance:** High

Hi Ephraim,

Hope all is well – just following up on the updated I&E Proforma, Rent Roll and Trailing 3-month rent collection statement for each of the three properties.

Let us know.

Thanks,

**John P. Keary** | *Senior CRE Lending Officer*  
*Signature Bank - Commercial Real Estate Group*  
T: (631) 770-3408 | F: (631) 861-2250  
[68 South Service Road, Suite 160, Melville, NY](#)  
[jkeary@signatureny.com](mailto:jkeary@signatureny.com)  
Team E-mail: [CRE-LaMorte@signatureny.com](mailto:CRE-LaMorte@signatureny.com)





**From:** Keary, John  
**Sent:** Thursday, March 9, 2023 4:32 PM  
**To:** 'ephraim@arbelcapital.com' <ephraim@arbelcapital.com>; dsassonaym@gmail.com  
**Cc:** Lamorte, Nicholas A <nlamorte@signatureny.com>; Hoffman, Spencer  
<SHoffman@signatureNY.com>  
**Subject:** RE: Matured Loan - 1/10/2023 - 648 Myrtle LLC, 1361 Greene LLC & [199 Weirfield LLC](#)

Thank you – keep us posted.

**From:** [ephraim@arbelcapital.com](mailto:ephraim@arbelcapital.com) <ephraim@arbelcapital.com>  
**Sent:** Thursday, March 9, 2023 4:28 PM  
**To:** Keary, John <JKeary@signatureNY.com>; dsassonaym@gmail.com  
**Cc:** Lamorte, Nicholas A <NLaMorte@signatureNY.com>; Hoffman, Spencer  
<SHoffman@signatureNY.com>  
**Subject:** RE: Matured Loan - 1/10/2023 - 648 Myrtle LLC, 1361 Greene LLC & [199 Weirfield LLC](#)

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---

John,

Thank you for your email. We will gather the documents and send them over. This may take a couple of days; but we should have them by early next week.

Best  
Ephraim

Ephraim Diamond  
Arbel Capital Advisors LLC  
[ephraim@arbelcapital.com](mailto:ephraim@arbelcapital.com)  
917-868-5634

**From:** Keary, John <JKeary@signatureNY.com>  
**Sent:** Thursday, March 9, 2023 10:13 AM  
**To:** [ephraim@arbelcapital.com](mailto:ephraim@arbelcapital.com); dsassonaym@gmail.com

**Cc:** Lamorte, Nicholas A <[NLaMorte@signatureNY.com](mailto:NLaMorte@signatureNY.com)>; Hoffman, Spencer  
<[SHoffman@signatureNY.com](mailto:SHoffman@signatureNY.com)>

**Subject:** Matured Loan - 1/10/2023 - 648 Myrtle LLC, 1361 Greene LLC & [199 Weirfield](#) LLC  
**Importance:** High

Good Morning Ephraim,

The subject loan matured on 1/10/2023 and is 58 days past due – please provide an updated I&E Proforma, Rent Roll and Trailing 3-month rent collection statement for each of the three properties:

- [648 Myrtle Avenue, Brooklyn, NY](#)
- [1361 Greene Avenue, Brooklyn, NY](#)
- [199 Weirfield](#) Street, Brooklyn, NY

Please get this back to us as soon as possible and we will begin to review the loan.

Thanks,

**John P. Keary** | *Senior CRE Lending Officer*  
*Signature Bank - Commercial Real Estate Group*  
T: (631) 770-3408 | F: (631) 861-2250  
[68 South Service Road, Suite 160, Melville, NY](#)  
[jkeary@signatureny.com](mailto:jkeary@signatureny.com)  
Team E-mail: [CRE-LaMorte@signatureny.com](mailto:CRE-LaMorte@signatureny.com)



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--

Thanks,

Daniel Sasson  
All Year Holdings

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--

Thanks,

Daniel Sasson  
All Year Holdings

--

Thanks,

Daniel Sasson  
All Year Holdings

--

Thanks,

Daniel Sasson  
All Year Holdings

--

Thanks,

Daniel Sasson  
All Year Holdings

--

Thanks,

Daniel Sasson  
All Year Holdings

## **EXHIBIT 2**



565 FIFTH AVENUE  
8TH FLOOR  
NEW YORK, NY 10017

00000070 MSIGLSA0504230311090 01 000000000 00000000 003



648 MYRTLE AVE LLC

If you have any questions regarding this statement, please contact Commercial Real Estate Department at 1-631-861-2760.



116-0000020965-05/03/23

**Detail Statement**

Center No.	116
Customer Name	648 MYRTLE AVE LLC
Customer ID	00002862
Currency	USD
Statement Date	05/03/23
<b>Payment Due Date</b>	<b>05/10/23</b>

**Remittance Reference**

Please remit the amount due by 05/10/23.

SIGNATURE BANK  
565 FIFTH AVENUE  
8TH FLOOR  
NEW YORK, NY 10017

**Remittance Details**

<u>Payment Type</u>	<u>Facility/Loan</u>	<u>Amount Due</u>
INTEREST	75 000030945	93,111.73
LATE CHARGE	75 000030945	436,147.38
Total Amount Due:		529,259.11

**Invoice Summary**

Invoice Summary: USD Statement Date: 05/03/23

Below please find a breakdown of the upcoming payment.

<u>Payment Type</u>	<u>Facility/Loan</u>	<u>Amount Due</u>
INTEREST	75 000030945	93,111.73
LATE CHARGE	75 000030945	436,147.38
Total Amount Due:		529,259.11

**Loan Summary**

Loan No: 75 000030945 Effective Date: 04/03/15 Current Loan Balance: 6,342,520.90

<u>Payment Type</u>	<u>From</u>	<u>To</u>	<u>Current Period</u>	<u>Past Due</u>	<u>Amount Due</u>
75 000030945 INT	04/10/23	05/10/23	18,499.02	74,612.71	93,111.73
75 000030945 LTCH2	04/10/23	05/10/23	1,041.68	435,105.70	436,147.38



**Detail Statement**

Center No.	116
Customer Name	648 MYRTLE AVE LLC
Customer ID	00002862
Currency	USD
Statement Date	05/03/23
Payment Due Date	05/10/23

**Loan Statement of Activity**

Loan No: 75 000030945 Loan Currency: USD  
Effective Date: 04/03/15

Accrual Details  
Schedule Description: INTEREST Schedule ID: INT01 Currency: USD

From: 04/10/23 To: 05/10/23

<u>From Date</u>	<u>Accrued To</u>	<u>No. Of Days</u>	<u>Accruing Balance</u>	<u>Accruing Rate</u>	<u>Amount Accrued</u>
04/10/23	04/11/23	1	6,342,520.90	3.500000	616.63
04/11/23	05/10/23	29	6,342,520.90	3.500000	17,882.39

Loan No: 75 000030945 Loan Currency: USD  
Effective Date: 04/03/15

Accrual Details  
Schedule Description: LATE CHARGE Schedule ID: LTCH01 Currency: USD

From: 04/10/23 To: 05/10/23

<u>From Date</u>	<u>Accrued To</u>	<u>No. Of Days</u>	<u>Accruing Balance</u>	<u>Accruing Rate</u>	<u>Amount Accrued</u>
04/11/23	05/10/23	29	6,342,520.90	0.000000	1,041.68

Any changes to the account balances or interest rate after this statement is generated will affect the projected information shown.

